



Swallows Croft, Coley Park, Reading, RG1 6EH

£300,000

Walmsley

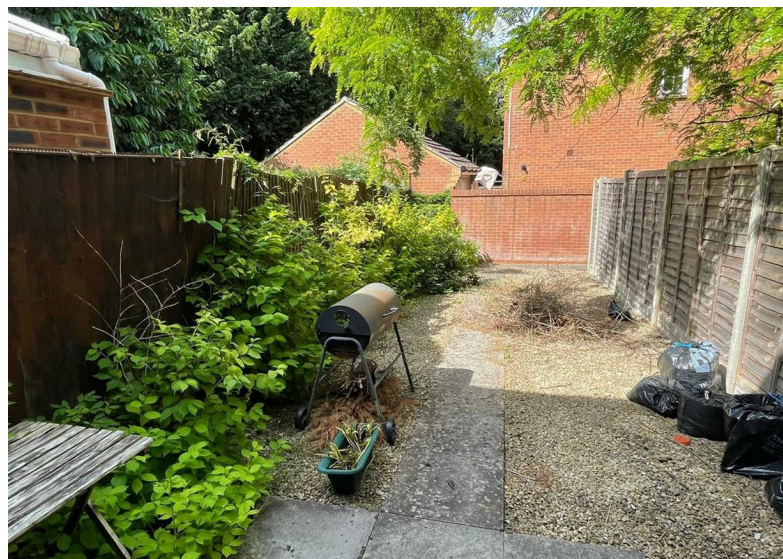
## Swallows Croft, Coley Park, Reading, RG1 6EH

Walmsley Estate Agency is pleased to offer to the market this modern two-bedroom mid-terraced house with a garage and driveway parking in the popular residential area of Coley Park. The accommodation comprises a hallway, cloakroom, living/dining room, kitchen, two double bedrooms, a family bathroom with shower, gas central heating, a garage, and an enclosed rear garden. Viewing is highly recommended. No onward chain.

EPC rating: D. Council tax: C.

Tenure - Freehold

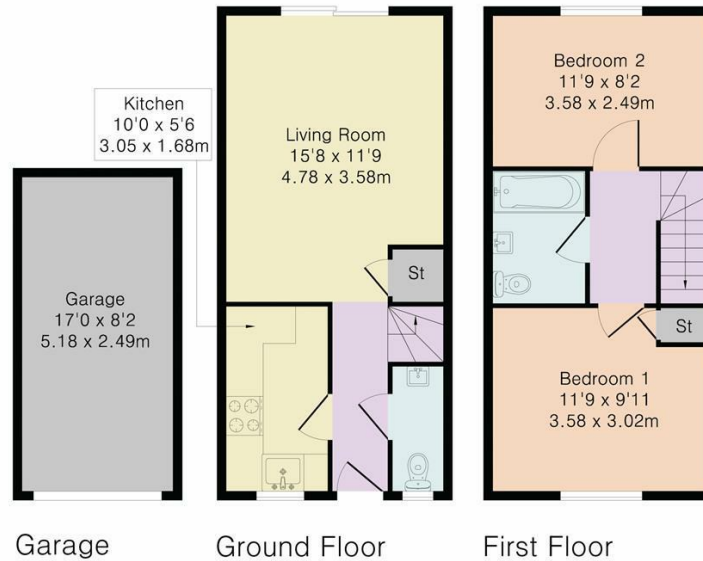




- Modern terrace home
- Living/dining room
- Two bedrooms
- Garden
- Driveway
- Garage



Approximate Gross Internal Area 745 sq ft – 69 sq m  
 Ground Floor Area 303 sq ft – 28 sq m  
 First Floor Area 303 sq ft – 28 sq m  
 Garage Area 139 sq ft – 13 sq m



Important: Walmsley Estate Agents would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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