



GRANTLEY HEIGHTS, READING, BERKSHIRE, RG1 3EG
£1,995 PER MONTH FURNISHED

TWO BEDROOM TOWN CENTRE PENTHOUSE APARTMENT OVER-LOOKING THE KENNET & AVON RIVER

Reading | 0118 4022 300 | reading@winkworth.co.uk

Winkworth

for every step...

winkworth.co.uk



DESCRIPTION:

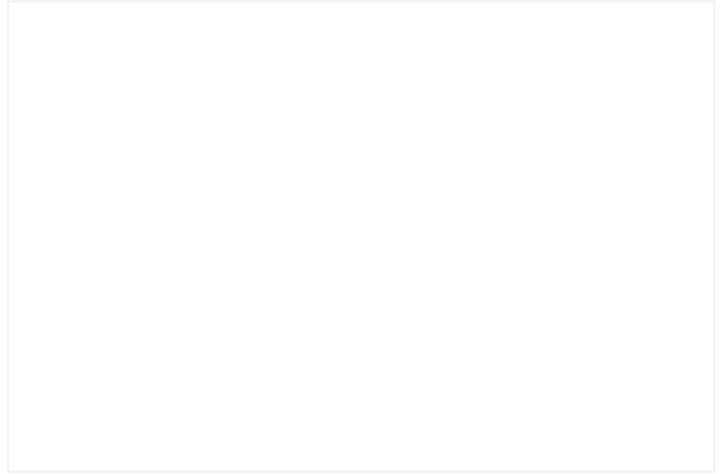
Modern two bedroom penthouse apartment located in Reading town centre close to the railway station for commuters and also near the Royal Berkshire Hospital. Occupying the top two floors of the development, the ground floor comprises large living room with balcony overlooking the Kennet & Avon Canal, kitchen/diner with integrated appliances, double bedroom and three piece bathroom. A spacious master bedroom with built in wardrobes, en suite four piece bathroom and a mezzanine area perfect for use as a games room occupy the first floor. The property further benefits from a secure gated off-road parking space and lift access. Available 10th February 2025. Furnished.

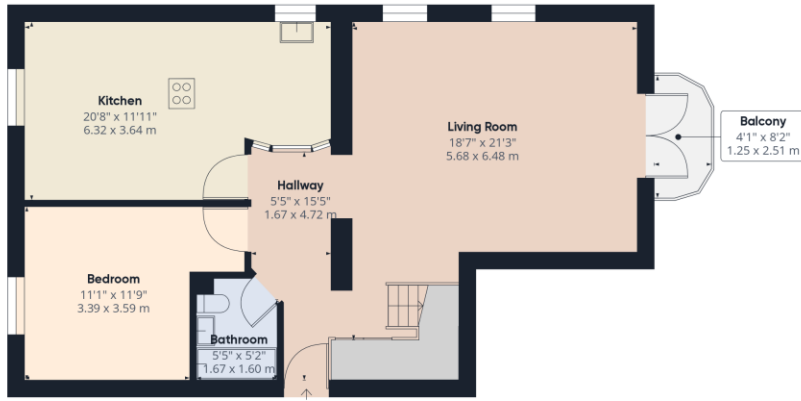
AT A GLANCE

- Duplex Penthouse Apartment
- Town Centre Location
- Overlooking the Kennet & Avon River
- Two Bedrooms
- Council tax band E
- Available 10th February
- Furnished

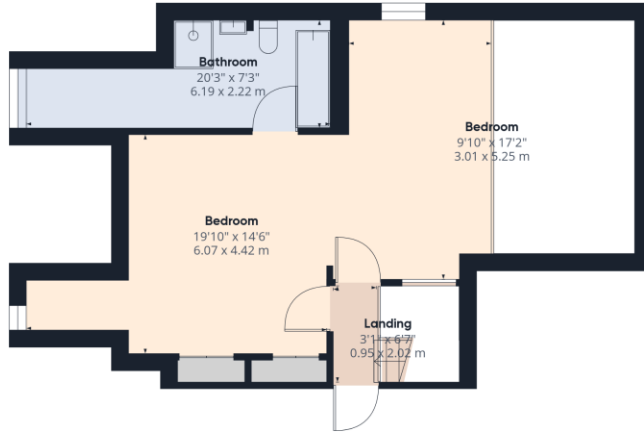








Ground Floor



Floor 1

Approximate total area⁹

1409.08 ft²
130.91 m²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

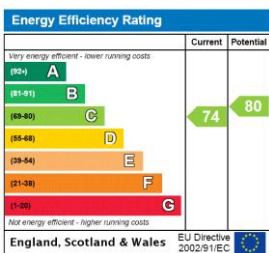
This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Deposit: £2,301.92

Holding Deposit: £460.38

Council Tax Band: E

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.



Reading | 0118 4022 300 | reading@winkworth.co.uk



for every step...

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.