



## Woodland Edge Houses, Reading, RG2

Asking Price: £700,000

 Benham  
& Reeves



# Woodland Edge Houses, Reading, RG2

 4 Bedroom (s)  3 Bathroom (s)  Freehold

The houses at Woodland Edge are situated in a secluded position surrounded by mature trees, creating a verdant view from the rear garden. The lake is another glorious natural feature of the village and is also a short stroll away. The house comes with four bedrooms and four bathrooms with an area of 1533 sq ft over three floors, with 2 parking spaces.

Green Park Village is well placed for the local primary school, Market Square, local restaurants, health and fitness centre and is adjacent to Green Park Business Park. It is also well connected, forthcoming Green Park Railway station, situated across the lake will provide direct access to Reading and Crossrail with quick connections to London. Forthcoming train station will offer a 6 minute train services to Reading town centre.

## Property Features:

- Completion: Estimated Q1 2024.
- Fully fitted New England Style Home
- 2 Parking Spaces
- 4 Bedrooms
- 4 Bathrooms
- 1533 Square Feet (Approx.)
- 3 Floors
- Freehold
- St Edward – Quality, High Standard and Green Living



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Total Gross Internal Area  
142.5 Sq/m - 1,533 Sq/ft



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

## Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price: £700,000

Tenure: Freehold

Service Charge: £643.86 (per annum)  
£0.42 per square foot to completion

Anticipated Rent: £2745 pcm  
Approx. 4.7 % Yield

## Contact:

All contact is through our Singapore Office.

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