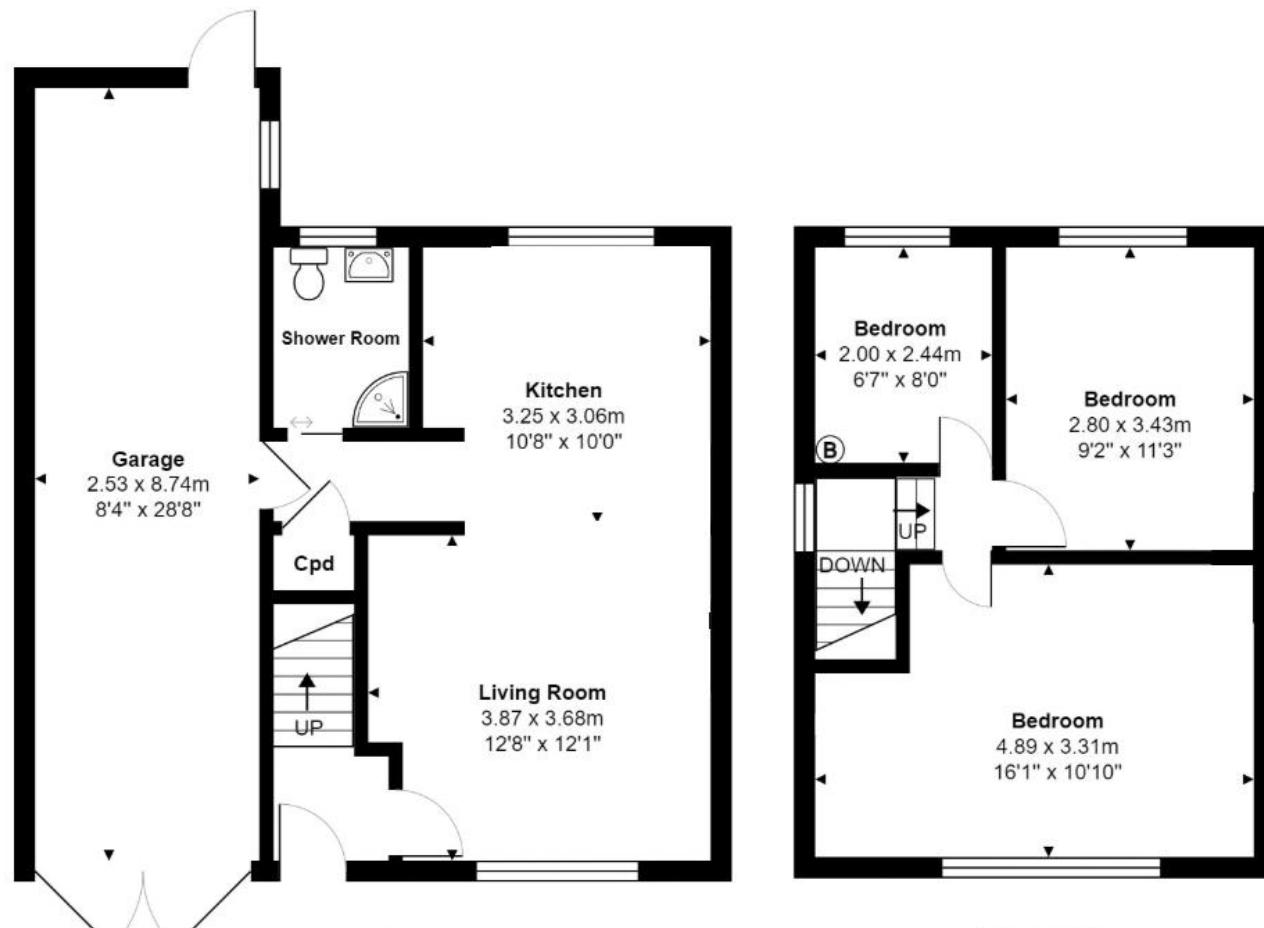




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13 Nelson Road, Caversham, Reading, RG4 5AT
Price £425,000 Freehold

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13 Nelson Road, Caversham, Reading, RG4 5AT
Price £425,000 Freehold

Masons are proud to offer to the market this well presented 3 bedroom semi-detached house situated within a mile of Caversham and Reading centres along with Reading mainline station. The property has undergone recent improvements by the current owners with the accommodation comprising of a 12ft living room which is open plan to the 10ft modern kitchen, a modern downstairs shower room, a 28ft garage, a 16ft master bedroom, an 11ft second bedroom and an 8ft third bedroom. Further benefits include driveway parking, scope for extension subject to the necessary planning consents, gas central heating, UPVC double glazing and a well maintained rear garden. **VIEWING RECOMMENDED.**

- Within a mile of Caversham/Reading centres
- 28ft garage
- 16ft master bedroom
- Undergone recent improvements
- Driveway parking
- 12ft living room
- Scope for extension subject to planning consents
- 3 bedroom semi-detached
- 10ft open plan modern kitchen



Front door opens into the hallway which boasts stairs to the first floor landing and a door to...

Living Room:
12'8" x 12'1"
Double glazed with a front aspect and an opening onto the kitchen.

Kitchen:
10'8" x 10'
Double glazed with a rear aspect, fitted with a range of modern eye and base level units with roll edge tops, sink with drainer, oven, hob with extractor above, integrated fridge/freezer and dishwasher.

The hallway from the kitchen boasts an understairs storage cupboard and doors to...

Shower Room:
Double glazed with a rear aspect, fitted with a corner

shower, low level WC and hand wash basin.

Garage:
28'8" x 8'4"
Fitted with double doors, a door onto the garden and a window with a side aspect.

The first floor landing is double glazed with a side aspect and has doors to...

Master Bedroom:
16'1" x 10'10"
Double glazed with a front aspect.

Bedroom 2:
9'2" x 11'3"
Double glazed with a rear aspect.

Bedroom 3:
6'7" x 8'
Double glazed with a rear aspect.

Outside:

To the rear the garden is mainly laid to lawn but

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