



123 Curzon Street
, Reading, Berkshire, RG30 1DA

£650 pcm

Property Summary

Pillar Properties Ltd 'Effortless Living' - Is proud to offer this top quality, recently refurbished throughout 5 bedroom shared house. 3 rooms have their own private en-suites whilst the two bedrooms on the ground floor share a shower room. This is a strictly PROFESSIONAL house (**Academic Student are considered) This



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floor, window, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Homestyler 11/2022

Energy Efficiency Rating			Environmental (CO ₂) Impact Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

- Double room with shared shower
- Shared house with shared facilities
- Fully furnished throughout
- All bills included + Wi-Fi
- Large kitchen/communal area
- Double glazing & Gas Central heating
- Finished to an exceptionally high standard
- Walking distance to Reading Town Centre

c/o Kirkpatrick and
Hopes Ltd, Merlin
House
Brunel Road
Reading

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CMP
Client Money Protect

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements