



25 Otter Drive
Calcot, RG31 7ET

Guide price £600,000 Freehold

VillageProperties.co.uk

25 Otter Drive

DESCRIPTION:

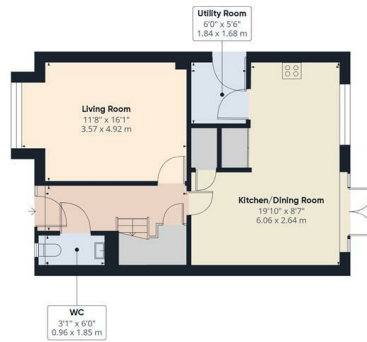
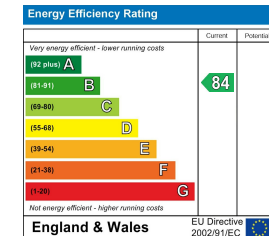
VP - Presented to the market is this four bedroom detached family home, built recently by Bellway Homes. The property has excellent access to amenities, parks, local schools, gym, train station and M4 Junction 12. The accommodation comprises entrance hallway, WC, living room, open plan kitchen/dining room and a separate utility room with a side access door. On the first floor there are four generous size bedrooms, en suite to the master bedroom and a family bathroom. Externally there is off road parking, garage and the rear garden has a patio/lawn area. Internal viewings are highly recommended.

Council tax band - E
EPC - B

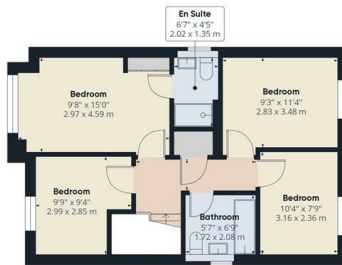
SUMMARY OF ACCOMMODATION:

- FOUR BEDROOMS
- KITCHEN/DINING ROOM
- CUL DE SAC LOCATION
- CIRCA TWO YEARS OLD PROPERTY
- DETACHED HOUSE
- UTILITY ROOM
- OFF ROAD PARKING & EXTRA SPACE OPPOSITE
- EPC - B

ADDITIONAL INFO:



Ground Floor



Floor 1



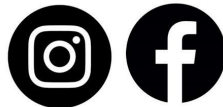
Approximate total area^{a)}
1112.13 ft²
103.32 m²

(1) 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.
Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360

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VIEWING STRICTLY BY APPOINTMENT:

T: 0118 941 5607
E: sales@villageproperties.org
W: www.villageproperties.co.uk

92 School Road
Reading
RG31 5AU