



Cross Gates Close, Martins Heron

**£1,500 PCM**



## Cross Gates Close, Martins Heron

Two bedroom end of terrace house refurbished throughout to a very high standard with benefit of allocated parking for one car and enclosed rear garden backing onto woodland and siding onto Allsmoor Field. The property is situated within easy reach of the Tesco superstore and Martins Heron mainline station (Reading - Waterloo).

### FEATURES

Refurbished to a very high standard throughout  
Walking distance to Tesco and mainline station  
Gas central heating  
Double glazing  
French doors to garden

### ACCOMODATION

Living room open plan to kitchen  
Two bedrooms  
Bathroom

### OUTSIDE

Rear garden with shed and side access  
Backing onto woodland/siding onto Allsmoor Field  
Allocated parking for one car

### AVAILABLE

1<sup>st</sup> December 2023

### FURNISHED/UNFURNISHED

Unfurnished

### DEPOSIT PAYABLE

£1,730

### COUNCIL TAX

Bracknell Forest Council - Band C

### EPC RATING

C

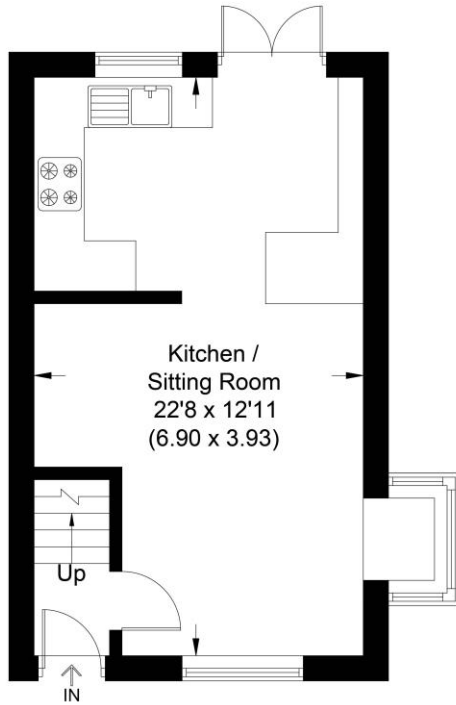




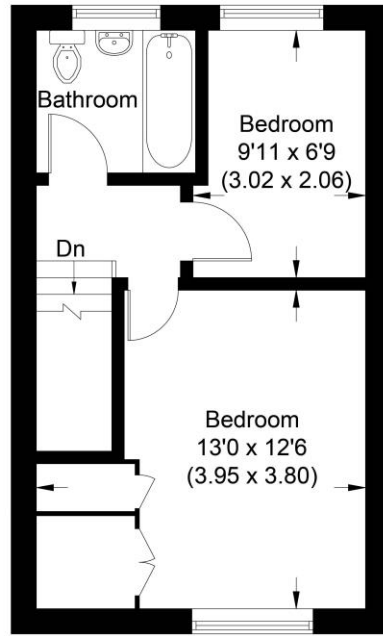


### Cross Gates Close

Approximate Gross Internal Area 55.07 sq m / 592.76 sq ft



Ground Floor

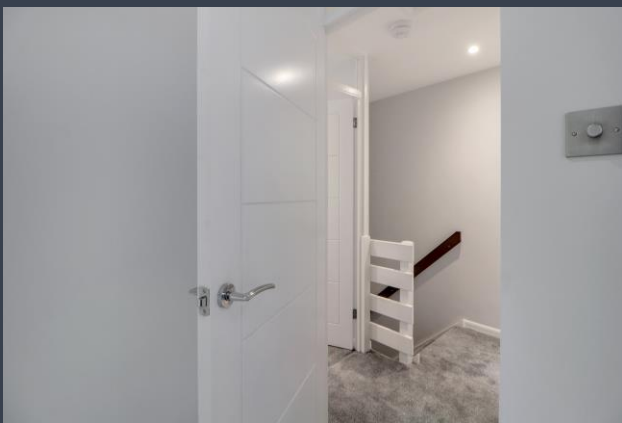


First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

**Disclaimer:** We wish to inform prospective tenants that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded; they are taken between internal wall surfaces and therefore include cupboards / shelves, etc. Tenant fees apply, see our notification of tenant costs.

**Postcode for sat nav: RG12 9TY**



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