



PERFECT PILLARS
Supporting You



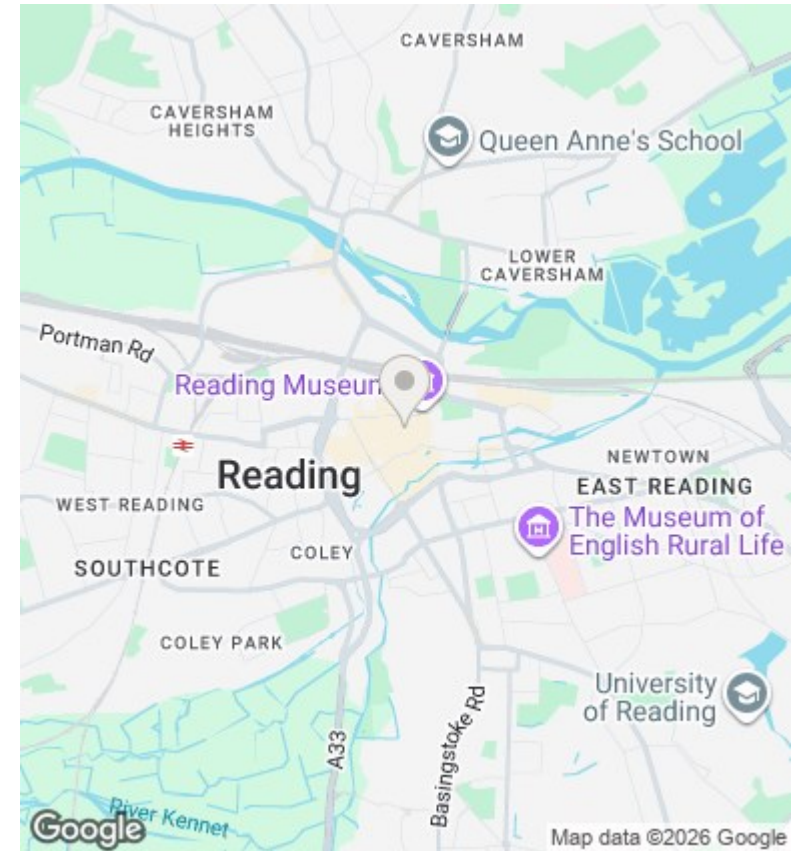
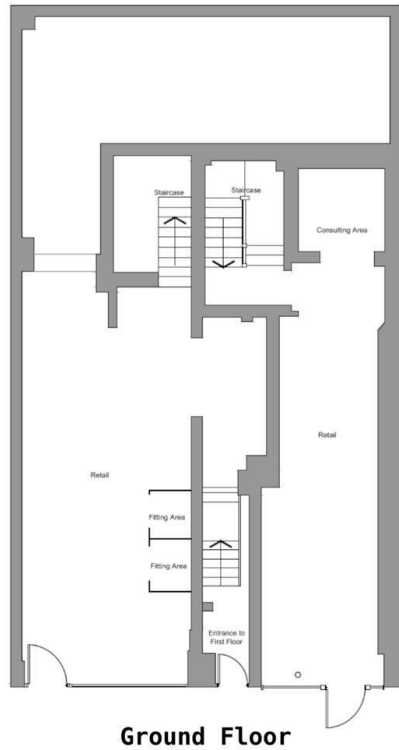
22 Cross Street, Reading, Berkshire, RG1 1SN

Asking price £2,000,000

- Freehold mixed use investment opportunity
- Generates £158,000 per annum
- Includes two ground floor retail units
- Prime Reading town centre location
- Direct Elizabeth Line access to London
- High demand rental location
- Immediate access to The Oracle shopping
- Comprises six one bedroom apartments
- Walking distance to Reading Station
- Proven short term let potential

400 Thames Valley Park Drive, Reading, Berkshire, RG6 1PT
01183 048821

info@perfectpillars.co.uk
<https://www.perfectpillars.co.uk/>



Directions

Viewings

Viewings by arrangement only. Call 01183 048821 to make an appointment.

Council Tax Band

EPC Rating:

| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England & Wales | EU Directive 2002/91/EC | |