



**PARK WAY, NEWBURY, RG14**  
£1,450 per month\*

**Carter Jonas**



2 bed apartment with private roof terrace offering stunning park views, in the heart of Newbury within reach of all amenities and with allocated PARKING.

Double aspect open plan reception incorporating a dining and sitting area, full width doors open onto the large private terrace (overlooking Victoria Park), modern kitchen with integrated appliances including fridge/freezer, washer/dryer, dishwasher, AEG electric oven, ceramic hob and build-in microwave.

Principal bedroom with fitted wardrobes and en-suite shower room, further double bedroom, family bathroom, gas central heating, security entry phone system, lift service and secure underground allocated parking.

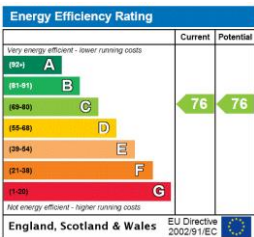
Energy rating band C. Council tax band C. (West Berks Government website for current cost)

Internet & Mobile: Further information on availability and speeds can be found at [checker.ofcom.org.uk](http://checker.ofcom.org.uk). Mains gas, metered mains water and mains electric.

Available for an initial 12-month term.

At a rent of £1450.00 per calendar month: Holding deposit of 1 weeks rent £334.00, Security deposit of 5 weeks rent £1673.00

- Council Tax Band = C
- Deposit Required = £1,673.08
- Long Let, Minimum term 12 months
- 2 BEDROOMS
- 2 BATHROOMS
- LARGE ROOF TERRACE
- ALLOCATED PARKING
- EPC = C



**Newbury Lettings 01635 263020**  
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Total area (approx.) - 768.5 sq ft (71.4 sq m)  
Bedrooms - 2

	ft	m
Kitchen/Living area	25' 6" x 15' 10"	7.77 x 4.83
Bedroom 1	11' 6" x 11' 5"	3.52 x 3.49
Bedroom 2	12' 3" x 9' 0"	3.73 x 2.74
Bathroom	7' 3" x 6' 1"	2.20 x 1.85
En-suite	7' 3" x 4' 11"	2.20 x 1.50

All dimensions are taken at maximum points.



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Classification L2 - Business Data

### IMPORTANT INFORMATION

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