

Mr & Mrs Bicknell
4 Willow Gardens
Tilehurst
Reading
RG31 6ZZ

3rd January 2023

Dear Mr & Mrs Bicknell

Re: 67 Southcote Lane, Reading, RG30 3AQ (Proposed New Dwelling)

Thank you for the opportunity to appraise the market value of the above proposed property with a view to achieving a timely sale. This valuation is made considering all aspects of the prevailing market as well as the expertise of our sales team who guarantee to proactively market your property and achieve the best price possible.

I have pleasure in confirming that the current market value of this property is between £475,000-£500,000.

You will be pleased to know that we have a significant database of customers looking in this price range and therefore feel confident that we can market the property successfully.

We want to assure you that your property sale is in the best of hands and to this end you will be pleased to know that all Lansley sales personnel are mature professionals with the highest standards of customer service, each having had many years of experience in the property business. Our aim is to give you the highest level of professional, friendly service and to keep you informed every step of the way so that you have complete peace of mind.

For your convenience, our offices are open Monday to Saturday so please feel welcome to call me anytime if there is anything you wish to discuss further.

I look forward to hearing from you,

Kind Regards



Paul Freeman
Email: paul.freeman@ahlansley.co.uk