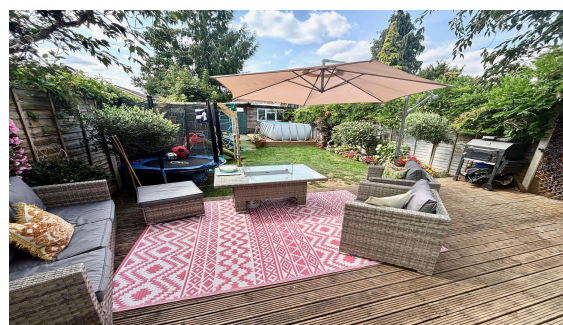
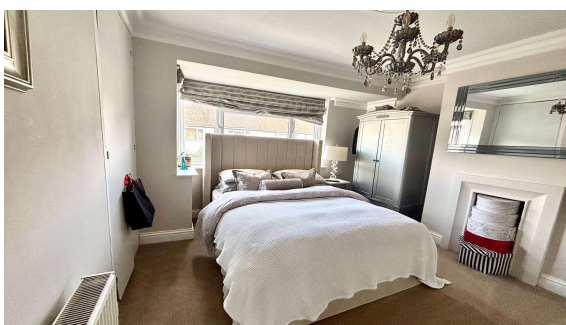




Clandon Avenue, Egham, Surrey, TW20 8LP

£480,000 F/H



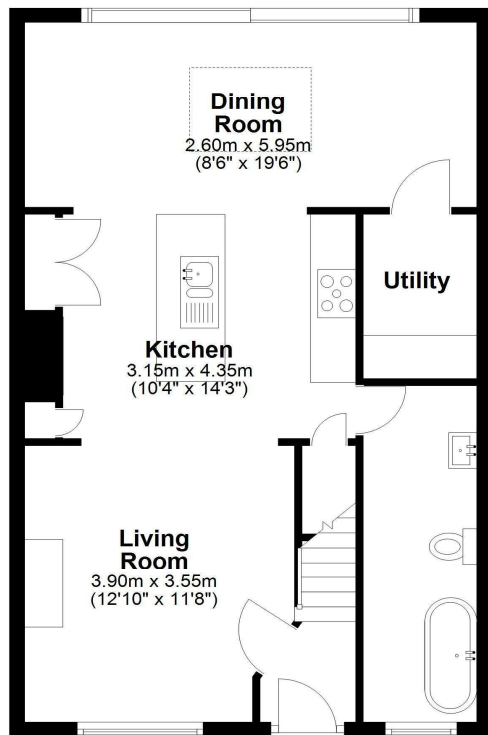
A beautifully renovated 1930's extended end of terrace home blending timeless charm with modern luxury. Situated within a quiet residential road, close to local play parks, nurseries and schools as well as shopping amenities. Accommodation comprises entrance hallway, living room, open plan kitchen/dining room, utility room, three bedrooms, private rear garden, workshop and off street parking.

Clandon Avenue, Egham, Surrey, TW20 8LP

FLOOR PLAN

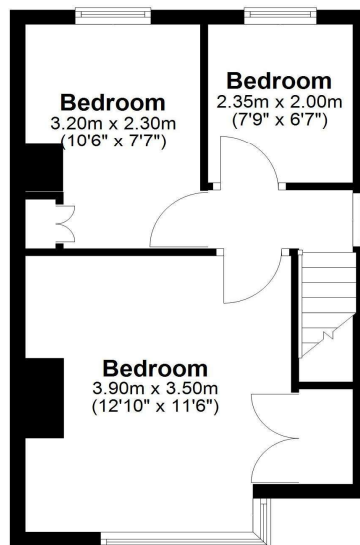
Ground Floor

Approx. 58.8 sq. metres (632.7 sq. feet)



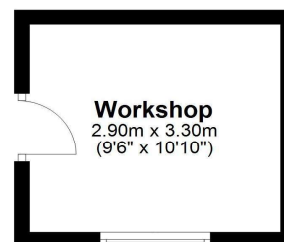
First Floor

Approx. 30.2 sq. metres (325.4 sq. feet)



Workshop

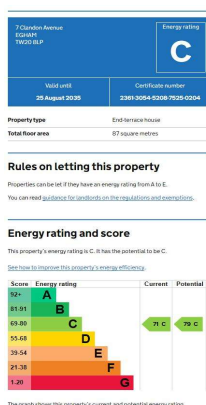
Approx. 9.6 sq. metres (103.0 sq. feet)



Total area: approx. 98.6 sq. metres (1061.1 sq. feet)

All measurements are approximate. Nevin & Wells Residential have not tested any systems or appliances.

EPC



COUNCIL TAX BAND:

C - Runnymede Borough Council

VIEWINGS:

By appointment with the clients selling agents,
Nevin & Wells Residential on 01784 437 437 or
visit www.nevinandwells.co.uk

