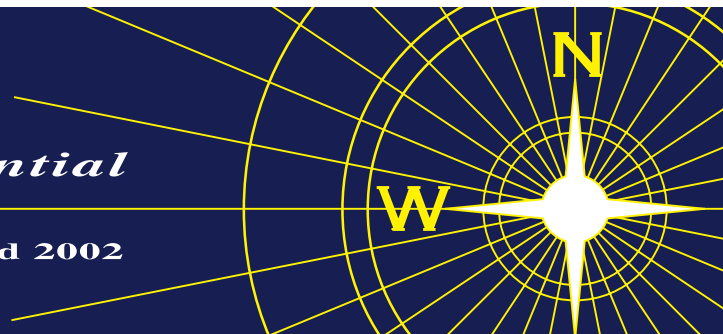


NEVIN & WELLS

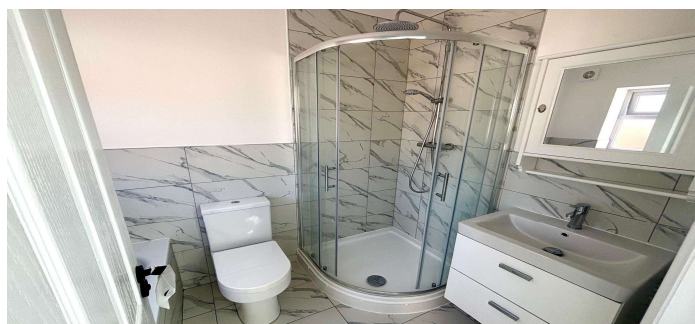
Residential

Established 2002



Denham Road, Egham, TW20 9BY

O.I.E.O £410,000 F/H



Recently renovated to a high specification is this charming two bedroom extended Victorian cottage located in the heart of Egham Town Centre. Situated within just yards of High Street amenities, Magna Square and Egham mainline train station. The beautifully presented accommodation comprises two reception rooms, open plan integrated kitchen, luxury bathroom, two double bedrooms and a private rear garden. **No onward chain.**

169/170 High Street, Egham, Surrey, TW20 9EJ
Tel. 01784 437 437 Fax. 01784 436 456
www.nevinandwells.co.uk

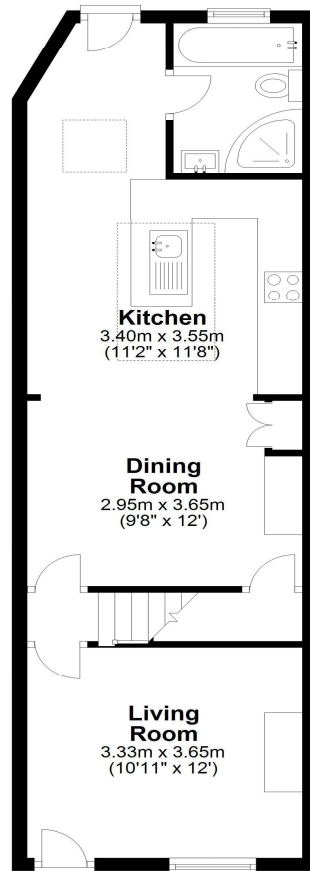


Denham Road, Egham, Surrey, TW20 9 BY

FLOOR PLAN

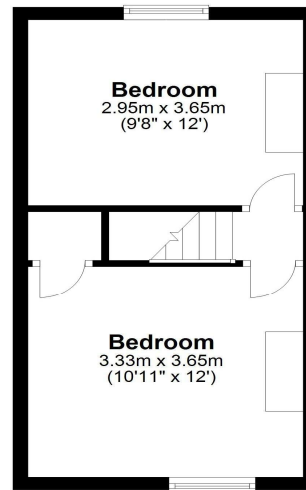
Ground Floor

Approx. 47.6 sq. metres (512.4 sq. feet)



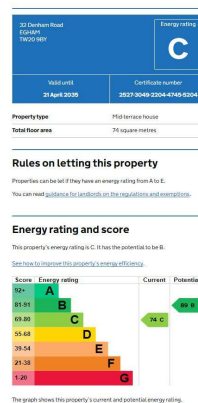
First Floor

Approx. 26.5 sq. metres (284.8 sq. feet)



Total area: approx. 74.1 sq. metres (797.3 sq. feet)

EPC



COUNCIL TAX BAND:

D - Runnymede Borough Council

VIEWINGS:

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



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