



A self contained, two bedroom annexe/flat with own access and courtyard garden, located within a ten minute walk of Egham town centre and mainline station. The property comprises lounge, kitchen, shower room, master bedroom with patio doors to private garden and bonus study room/guest bedroom.

AVAILABLE NOW

Clarence Street, Egham, Surrey, TW20 9RF

EPC

38a Clarence Street EGHAM TW20 9RF		Energy rating C
Valid until 17 October 2027	Certificate number 8053-7520-5979-7423-6992	

Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	71 c	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).