



Situated close to the High Street, Magna Square and mainline station is this semi-detached bungalow. The property offers two bedrooms, gas central heating and double glazing. In addition there is a private, sloped rear garden and on street parking.

AVAILABLE NOW

Spring Rise, Egham, Surrey, TW20 9PS

EPC

84 Spring Rise EGHAM TW20 9PS	Energy rating D
Valid until 24 March 2032	Certificate number 2552-1006-3207-0652-1200

Property type: Semi-detached bungalow

Total floor area: 47 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

Energy rating and score

This property's current energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

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

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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