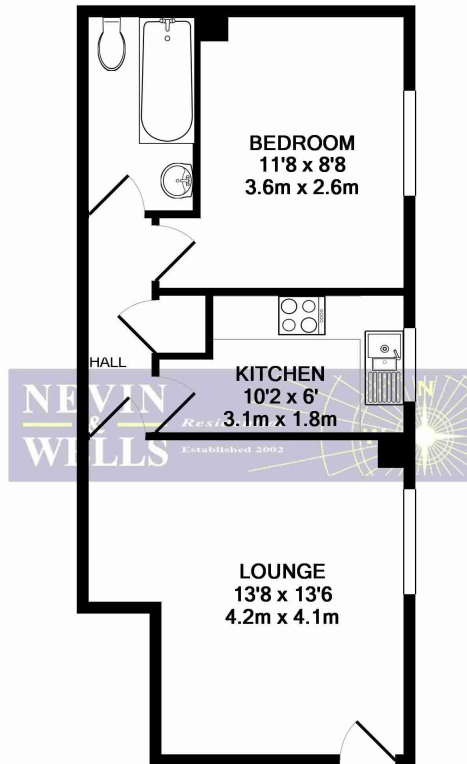


A well-proportioned one bedroom first floor flat, situated minutes from station and high street. Benefits include gas central heating, double glazing, bathroom with shower, white kitchen, security entry phone and allocated parking spaces. Access to Runnymede meadow is a five minute walk away.

AVAILABLE 18TH SEPTEMBER 2023 - FURNISHED

Hummer Road, Egham, Surrey, TW20 9DJ

FLOOR PLAN



TOTAL APPROX. FLOOR AREA 401 SQ.FT. (37.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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All measurements are approximate. Nevin and Wells Residential have not tested any systems or appliances.

EPC

Flat 5 The Old Bakery Hummer Road EGHAM TW20 9DJ	Energy rating C
Valid until 12 October 2025	Certificate number 9030-2897-7902-9785-4425

Property type	Top-floor flat
Total floor area	38 square metres

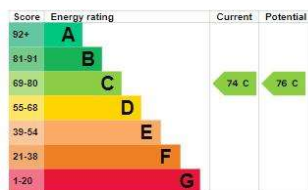
Rules on letting this property

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 C. It has the potential to be C.

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



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.