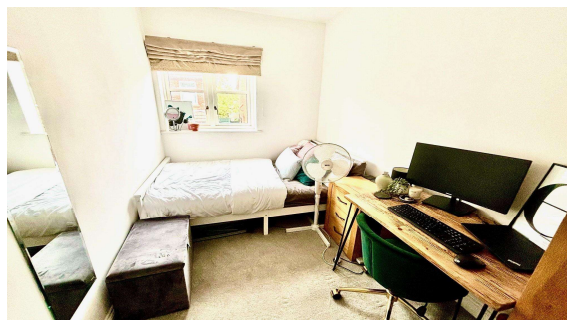
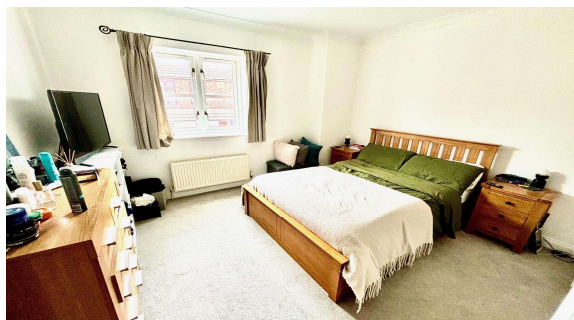
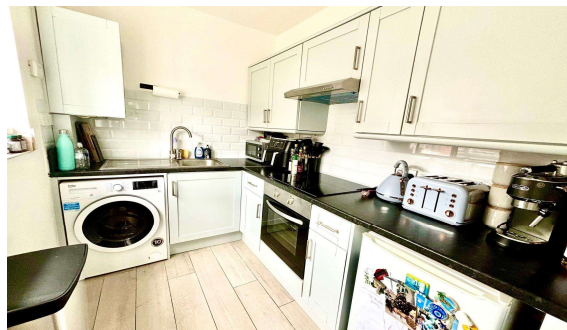




St Catherine's Place, Egham, TW20 9BF £285,000 Share of Freehold



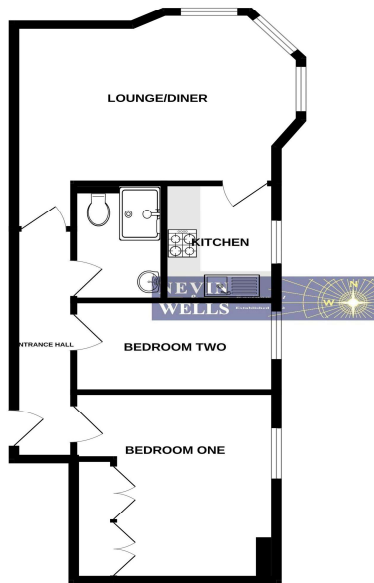
Located in the heart of Egham Town Centre just yards from the High Street amenities, the recently completed Magna Square development and main line train station is the two bedroom top floor apartment. Accommodation comprises entrance hallway, lounge/dining room, recently replaced kitchen, shower room and residents parking. Further benefits include gas central heating, double glazing throughout. **No onward chain**

ZERO STAMP DUTY FOR FIRST TIME BUYERS UP TO £425,000

St Catherine's place, Egham, Surrey, TW20 9BF

FLOOR PLAN

GROUND FLOOR
552 sq.ft. (51.3 sq.m.) approx.



TOTAL FLOOR AREA: 552 sq.ft. (51.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, walls, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. The plan is for illustrative purposes only and should be taken 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 & Wells Residential have not tested any systems or appliances.

EPC

Flat 11 St. Catherines Place Hummer Road EGHAM TW20 9BF	Energy rating C
This certificate expired on 8 September 2019	Certificate number 8801-2116-7720-3906-3113
Property type	Top-floor flat
Total floor area	42 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 energy rating is C. 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		85 B
69-80	C	78 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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

COUNCIL TAX BAND: C - Runnymede Borough Council

LEASE: In excess of 900 years remaining

SERVICE CHARGES: T.B.C

