

NEVIN & WELLS

Residential

Established 2002



Kinburn Drive, Egham, Surrey, TW20 0BD

£325,000 L/H

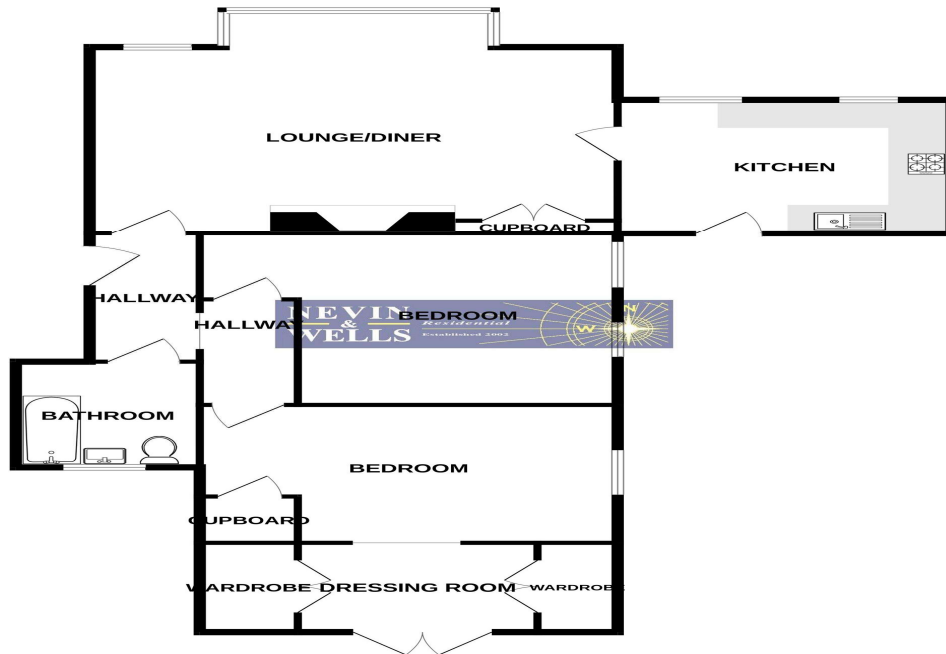


A luxury mansion converted ground floor apartment, situated just off Egham Hill. The property benefits from fully fitted kitchen, huge lounge/diner with French door onto communal garden, two bedrooms, luxury white bathroom suite, double glazing, gas central heating, security entrance system, internal alarm, solid wood floors, original features and allocated parking.

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FLOOR PLAN

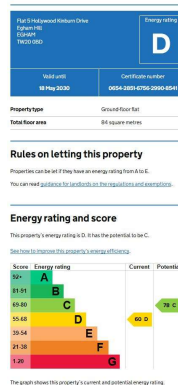
GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 & Wells Residential have not tested any systems or appliances.

EPC



COUNCIL TAX BAND: C - Runnymede Borough Council

LEASE:

To be renewed upon completion, so will have minimum of 99 years (awaiting written confirmation)

GROUND RENT:

Permanently frozen at £500 per annum (awaiting written confirmation)

MAINTENANCE:

£1,650 per annum. (awaiting written confirmation)

VIEWINGS:

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

