



LAWRENCE RAND

Lower Ash Estate, Shepperton

Guide Price **£675,000**

KEY FEATURES:

Shepperton, Shepperton

- Detached Garage
- Three bedrooms
- Two bathroom
- Chain free
- River views
- Close to local amenities

This attractive three-bedroom bungalow is set in a peaceful location and enjoys wonderful river views, creating a calm and scenic setting. Built of traditional brick construction, the property offers a sense of reliability and charm, while its well-planned layout makes it a comfortable choice for a wide range of buyers.

Inside, the home provides three generously sized bedrooms and two bathrooms, offering both space and practicality for family living. The bright living areas are complemented by the quiet surroundings, making it an ideal place to relax or entertain.

Externally, the property benefits from a detached garage, providing secure parking and useful storage, along with additional space around the home. Its position close to local schools makes it particularly appealing for families, while the absence of an onward chain ensures a straightforward and smooth purchase process.

Overall, this property combines location, convenience, and lifestyle, making it an excellent opportunity for anyone looking for a well-located home with potential to make it their own.



Verified Material Information:

Energy Performance rating: D

Council tax band: G

Local Authority: Spelthorne

Electricity supply: Mains, Water supply: Mains water,
Sewerage: Mains

Heating: Oil central heating

Broadband & mobile coverage:

Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 - Excellent, Vodafone - Excellent,
Three - Excellent, EE - Excellent

Disclaimer:

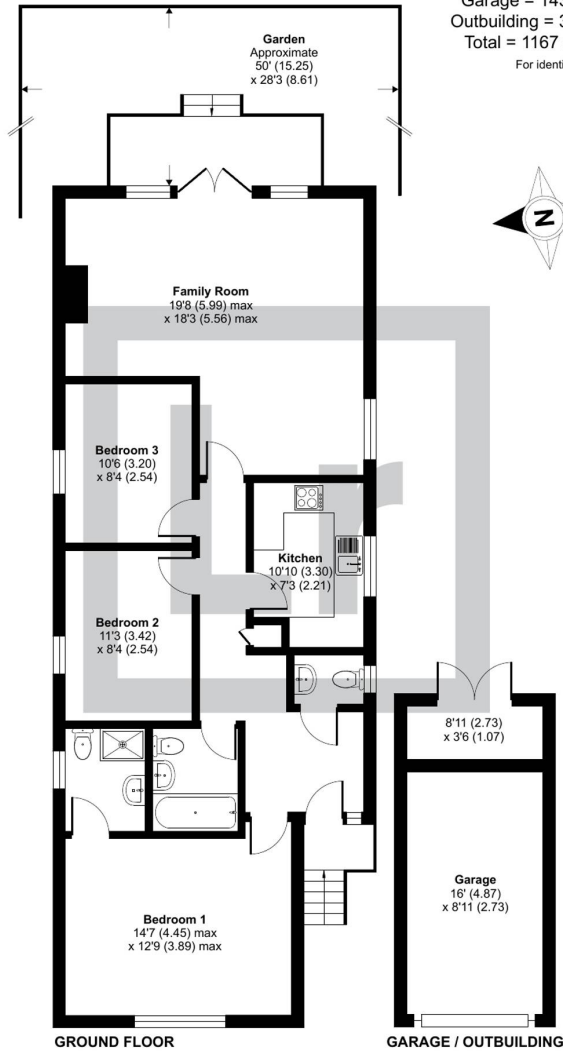
While we have endeavoured to provide accurate information, we advise prospective buyers to verify all key details with relevant professionals to ensure complete transparency. This property presents immense potential for development, and we encourage interested parties to explore the possibilities that await with this remarkable opportunity.





Clovelly, Lower Ash Estate, Shepperton, TW17

Approximate Area = 993 sq ft / 92.2 sq m
Garage = 143 sq ft / 13.2 sq m
Outbuilding = 31 sq ft / 2.8 sq m
Total = 1167 sq ft / 108.2 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.
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