



8 Greenways, Egham, TW20 9PA

£535,000

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INVESTMENT BUYERS ONLY.

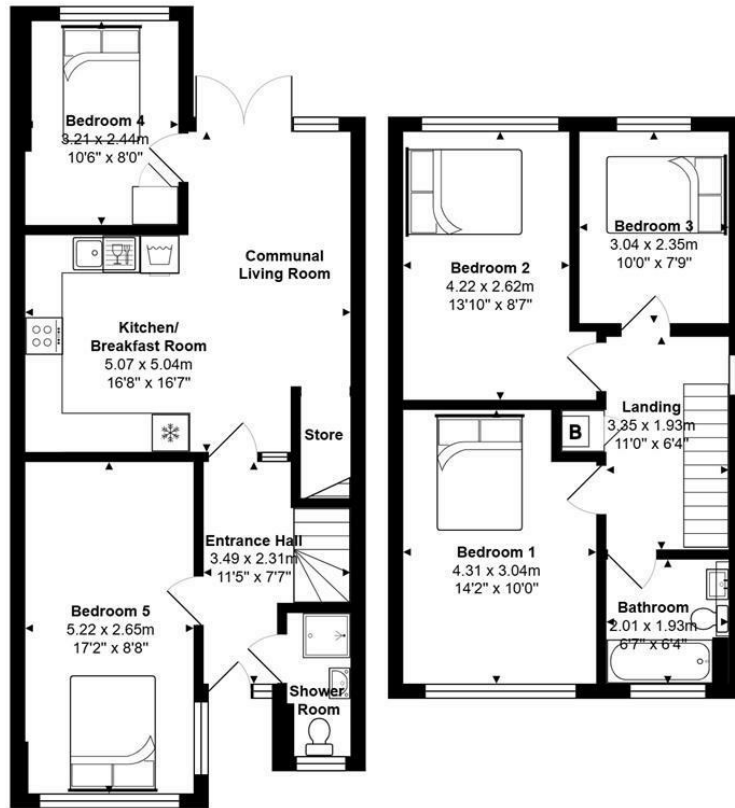
This superb 'Investment property' is let year after year and had tenants in place to 30th August 2026 paying a rent of £3,250pcm; that's a brilliant gross yield of 7.3%!!

The property has 5 double bedrooms, so is always very popular with the student market, particularly as it is only a 7-8 minute walk to either the front or rear gates of Royal Holloway University. The property also has a recently re-fitted kitchen/breakfast room part open plan to a lovely living room which leads to the garden. There are two bath/shower rooms, gas central heating to radiators, double glazing and off road parking for one car.

Egham's high street shops, pubs and restaurants are also within a 7-8 minute walk, with the mainline train station just a little further. EPC Rating: C.



Floor Plan



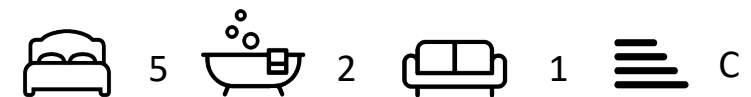
Total Area: 99.0 m² ... 1066 ft²



Features

- Superb Investment - 7% Yield
- 5 Double Bedrooms
- Living Room onto Garden
- Gas Central Heating
- 7-8 min walk to front/back gate
- Let Until 30th August 2026
- Stunning Kitchen/Diner
- 2 Bath/Shower Rooms
- Off Road Parking
- Investment Buyers Only

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Tenure - Freehold Council Tax Band - D

