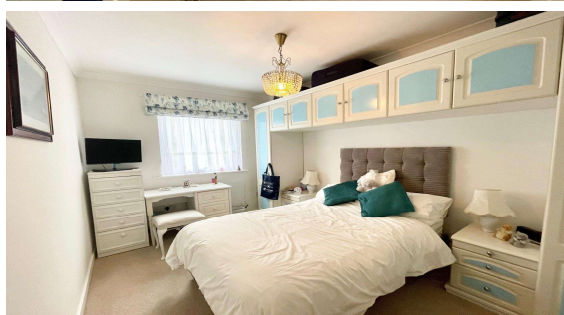
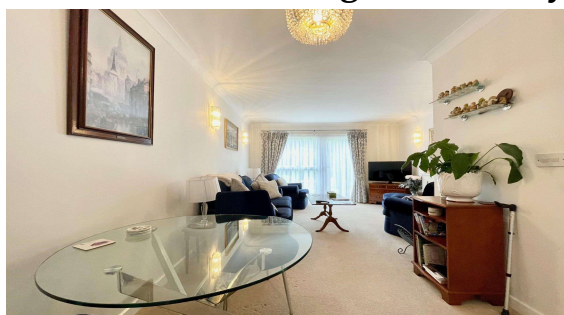




Fairhaven Court, Egham, Surrey, TW20 9DH

£240,000 L/H



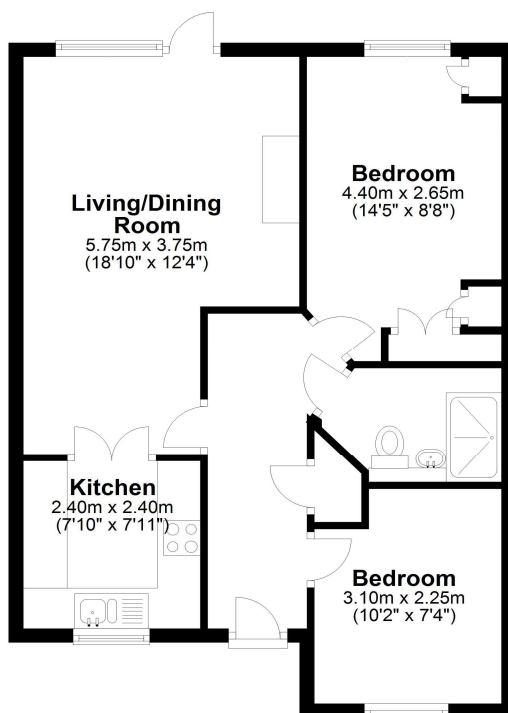
Set within a peaceful well maintained retirement development, this delightful, fully refurbished two bedroom ground floor retirement maisonette offers comfortable, independent living in the heart of Egham. This property boasts a private entrance, spacious lounge and garden views, a brand new fully equipped kitchen and bathroom and two generously sized bedrooms, ideal for guests or a study/hobby room. Enjoy the convenience of being within walking distance of Egham town centre, offering an array of shops and cafés, as well as excellent transport links. Further benefits include beautifully landscaped gardens, resident and visitor parking and a warden for added peace of mind.

## Fairhaven Court, Egham, Surrey, TW20 9DH

### FLOOR PLAN

#### **Ground Floor**

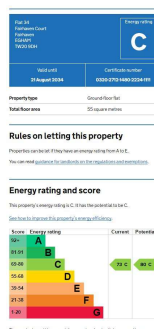
Approx. 56.4 sq. metres (607.2 sq. feet)



Total area: approx. 56.4 sq. metres (607.2 sq. feet)

All measurements are approximate. Nevin & Wells Residential have not tested any systems or appliances.

### EPC



#### COUNCIL TAX BAND:

**D** - Runnymede Borough Council

#### LEASE:

150 year (awaiting written confirmation)

#### SERVICE CHARGE:

Approx £2,200 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](http://www.nevinandwells.co.uk)

