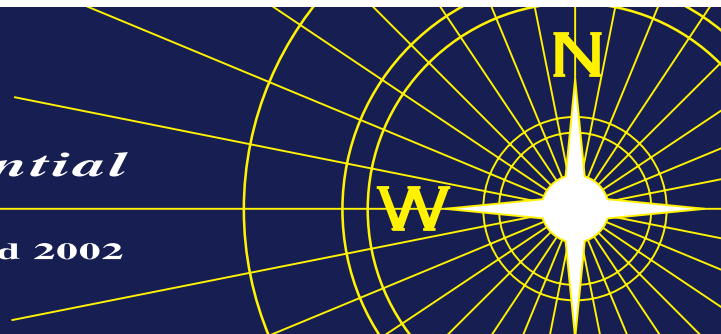
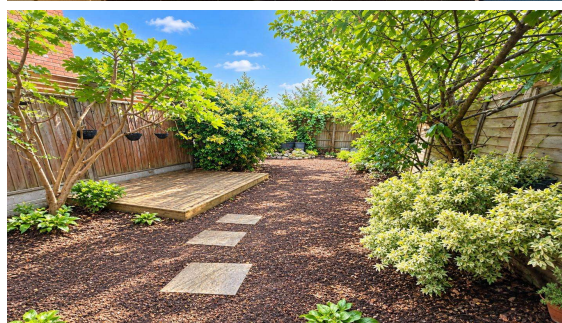
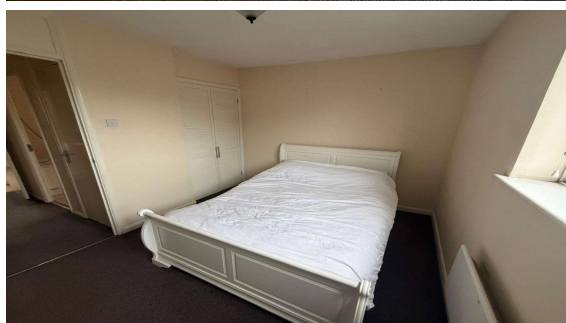
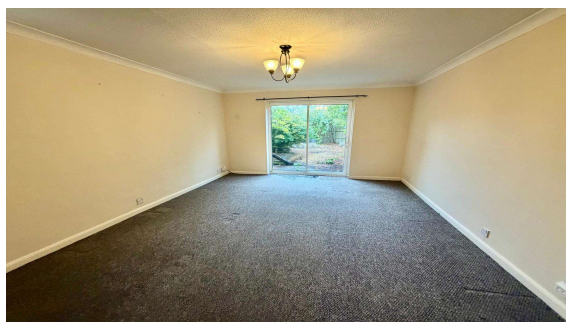




Herndon Close, Egham, Surrey, TW20 9DE

£380,000 F/H



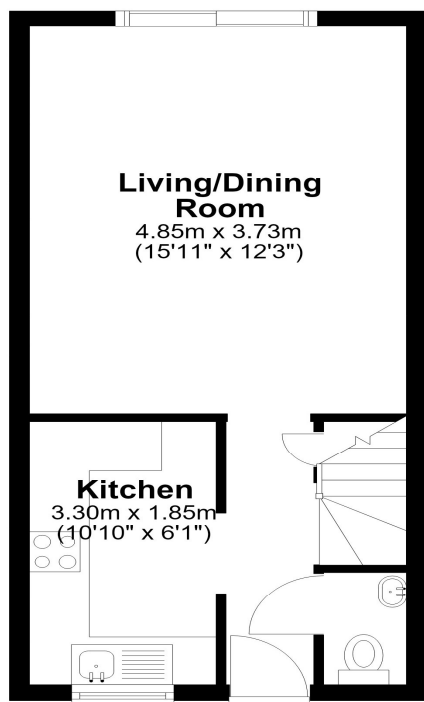
An excellent opportunity to acquire this two double bedroom modern end terrace property situated within a quiet residential cul-de-sac. Located within just yards of High Street amenities, mainline train station and Magna Square. Benefits include the largest land plot in the cul-de-sac, entrance hallway, downstairs WC, kitchen, lounge/dining room, first floor bathroom, private rear garden, own driveway providing off street parking for two vehicles and a garage in nearby block. No onward chain

## Herndon Close Egham, Surrey, TW20 9DE

### FLOOR PLAN

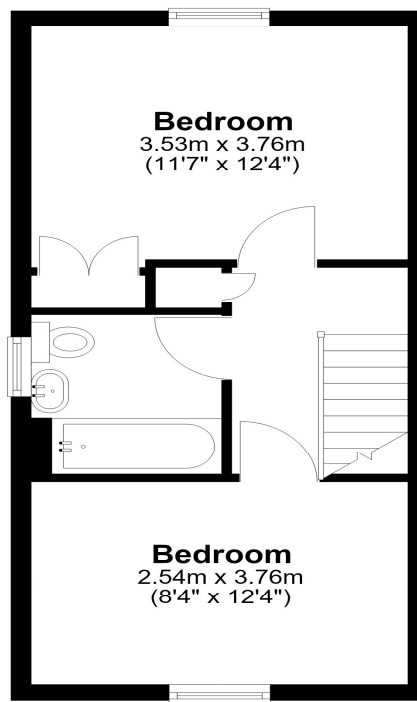
#### **Ground Floor**

Approx. 30.8 sq. metres (331.0 sq. feet)



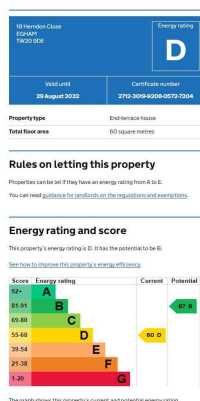
#### **First Floor**

Approx. 30.9 sq. metres (332.9 sq. feet)



Total area: approx. 61.7 sq. metres (663.9 sq. feet)

### EPC



**COUNCIL TAX BAND:**

**D - Runnymede Borough Council**

**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)**



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