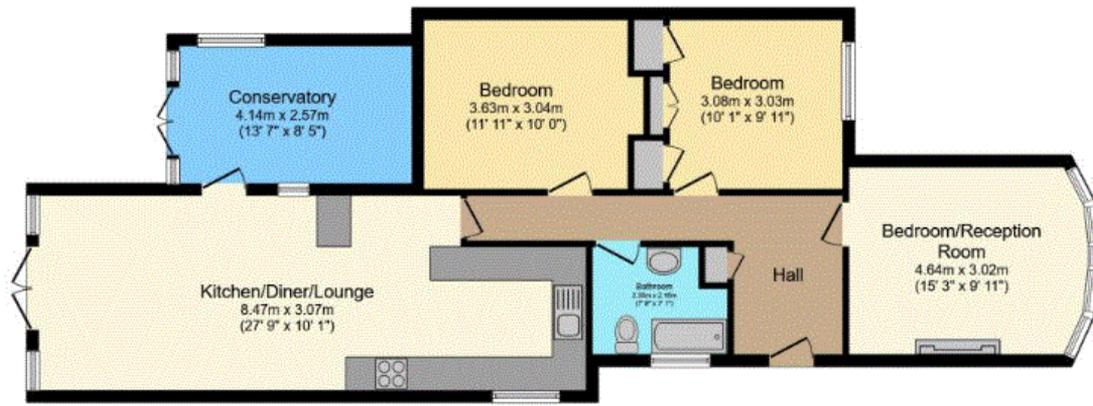


Gaston Bridge Road, Shepperton, TW17 8HA

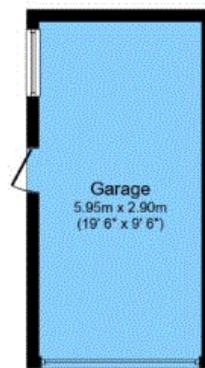
Offers in Excess of £450,000



- Two Double Bedrooms
- Spacious Kitchen/Dining Room
- Detached Garage In Garden With Rear Access
- Fitted & Built In Wardrobes To Bedrooms
- Well Presented & In Good Condition Throughout
- Additional Conservatory Overlooking Rear Garden
- Off Street Parking
- Integrated Washing Machine & Dishwasher



Floor Plan



Garage

Total floor area 113.0 sq. m. (1,216 sq. ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		88
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

We have not tested the services or domestic appliances so we cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. These particulars form no part of any offer or contract and their accuracy cannot be guaranteed.