

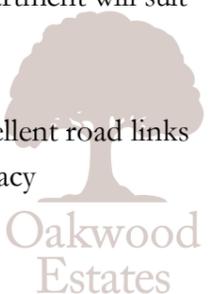
Set back from the road within a discreet position, this brand new ground floor apartment presents a premium opportunity for modern, low-maintenance living in Egham.

Offering approximately 430 sq ft of thoughtfully designed accommodation, the property is centred around an impressive 24ft open-plan living space, creating a bright and versatile environment ideal for both everyday living and entertaining. The contemporary kitchen is finished to a high standard with sleek units and integrated appliances, complementing the clean, modern aesthetic throughout.

A defined bedroom area provides separation from the main living space, while the stylish three-piece bathroom suite completes the accommodation with quality fittings and a refined finish.

The apartment further benefits from an allocated parking space and a long lease, enhancing both convenience and long-term appeal. Positioned on the ground floor for ease of access, this premium apartment will suit first-time buyers, commuters and investors alike.

Well located for Egham town centre, mainline station, Royal Holloway University and excellent road links including the M25 and Heathrow, the property offers a superb balance of privacy



Property Information

-  PREMIUM NEW HOME
-  CONTEMPORARY FITTED KITCHEN
-  ALLOCATED PARKING
-  CENTRAL EGHAM LOCATION
-  GROUND FLOOR APARTMENT
-  LONG LEASE
-  24 FT OPEN-PAN LIVING SPACE

					
0	x1	x1	x1	N	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage

External

A Modern, thoughtfully designed building set back from the road and finished in attractive brickwork, presenting a smart and well-maintained appearance with allocated residential parking

Location

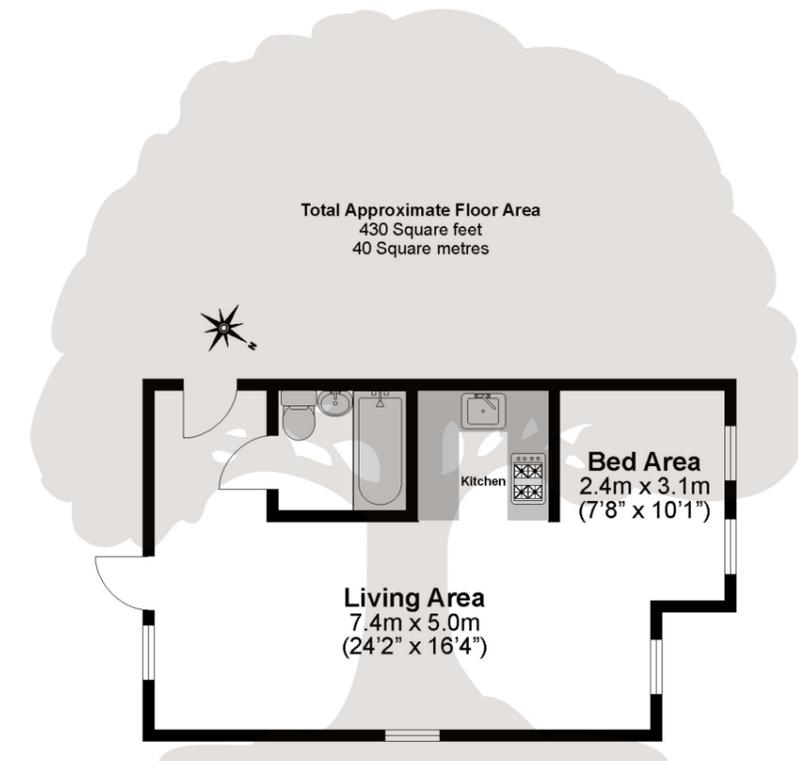
Egham is a well-connected Surrey town offering an excellent balance of convenience and green open space. The town centre provides a range of everyday amenities including supermarkets, independent cafés, restaurants and leisure facilities. Egham mainline station offers direct services to London Waterloo, making it particularly attractive for commuters.

The area is also home to the renowned Royal Holloway, University of London, adding to the town's vibrancy and investment appeal

Transport

Excellent road connections are nearby, including the M25, M3 and access to Heathrow Airport. For outdoor leisure, Windsor Great Park and the River Thames are within easy reach, offering extensive walking and recreational opportunities.

Floor Plan



Oakwood
Estates

Illustrations are for identification purposes only,
measurements are approximate, not to scale.

Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

