



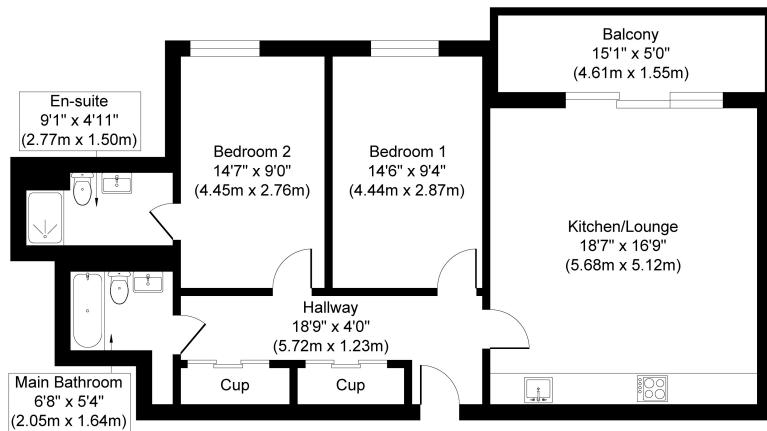
# **Epsom House, Fairfield Avenue, Staines-upon-Thames, Surrey, TW18 4JH**

ENJOYING VIEWS OVER WELL-MAINTAINED COMMUNAL GARDENS, THIS STUNNING TWO-BEDROOM, TWO-BATHROOM APARTMENT IS LOCATED WITHIN A HIGHLY SOUGHT-AFTER DEVELOPMENT IN THE HEART OF STAINES TOWN CENTRE. THE PROPERTY IS WITHIN WALKING DISTANCE OF THE MAINLINE TRAIN STATION AND THE HIGH STREET, OFFERING EXCELLENT ACCESS TO LOCAL MOTORWAY NETWORKS AND HEATHROW AIRPORT. The property benefits from a hugely spacious lounge/diner with large private balcony open to luxury fitted kitchen, two large double bedrooms (en-suite to Bed 1), further luxury bathroom suite, allocated parking and use of the Residents Gym and communal gardens. No Onward Chain. Viewings Highly Recommended!

## ROOM DESCRIPTIONS

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## FLOORPLAN



### Approximate Floor Area

794 sq. ft  
(73.75 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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127a, High Street, Staines-upon-Thames, TW18 4PD

01784 451458

[staines@gregory-brown.co.uk](mailto:staines@gregory-brown.co.uk)