



Virginia Water, Surrey

£3,100 Per calendar month

BUCKINGHAMS

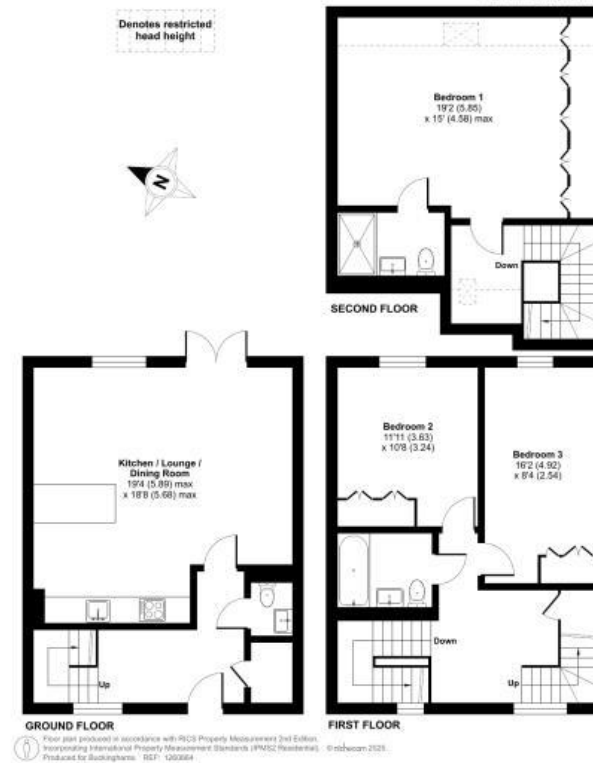


**A beautifully presented three bedroom townhouse situated in a gated development conveniently located between Virginia Water and Egham. Two parking spaces incorporating a charging point for an electric/hybrid vehicle. Council Tax Band F. Unfurnished. EPC:B86. Gas central heating.**

Fees for tenants: Holding fee equivalent to one weeks rent, amendments to Tenancy Agreement after the document has been signed £50, change of sharer £50, stamp duty land tax (if total rent exceeds £125,000), 3% above the base rate of Bank of England per annum (calculated daily) for late/unpaid/returned rent payments, lost/damaged/broken keys/fobs or security devices at cost, deposit of five weeks rent if annual rent is less than £50,000 or six weeks rent if annual rent is £50,000 or more, all including VAT.

### Stroude Road, Egham, TW20

Approximate Area = 1338 sq ft / 124.3 sq m  
 Limited Use Area(s) = 55 sq ft / 5.1 sq m  
 Total = 1393 sq ft / 129.4 sq m  
 For identification only - Not to scale



6 Station Approach Virginia Water Surrey GU25 4DL  
 01344 845050  
 www.buckinghamams.com  
 lettings@buckinghamams.com

