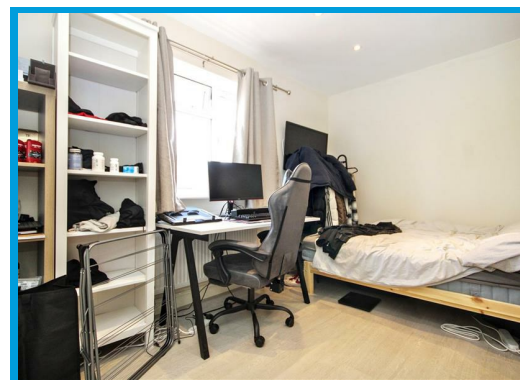
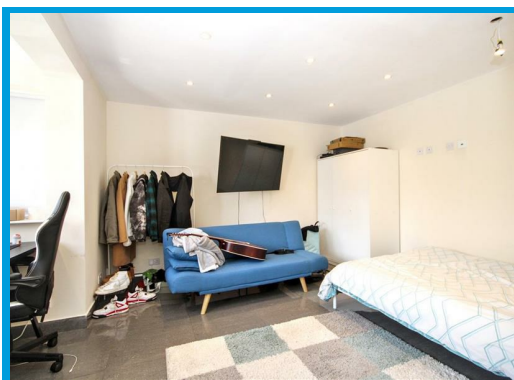




Gloucester Road, Guildford, GU2 9TG

£3,200 PCM

A three bedroom house situated in one of Guildford's most popular areas, close to local amenities, University of Surrey and Royal Surrey Hospital. This must see property is perfect for both families and professionals.



Description

A recently refurbished to a high standard three bedroom property is located in the popular residential area. The property comprises; entrance hall leading to a separate reception room, ultra modern open living kitchen and dining area with doors leading to a rear enclosed garden.

On the first floor there is a master bedroom with an en-suite, two double bedrooms and modern family bathroom suite with shower over bath.

Further features include a downstairs shower room, ample on street parking and in the catchment area of good local schools.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-10) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

