



Howard Morley
& Sons

PER MONTH

£3,450 Per Month

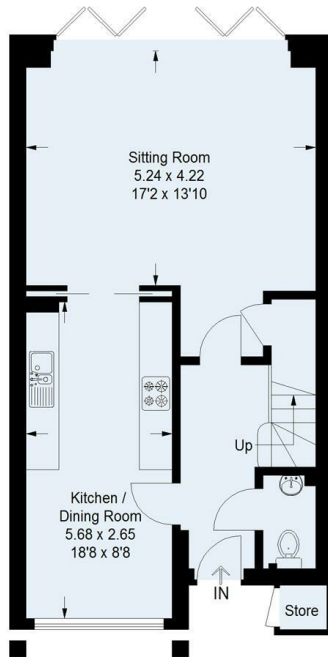
Uplands Road

, GU1 2RW

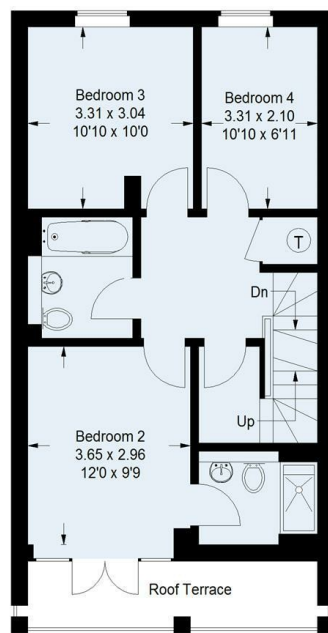


Uplands Road, Guildford

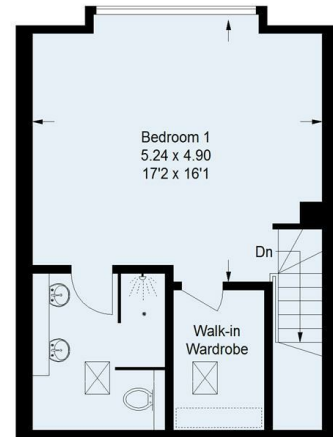
Approximate Gross Internal Area
Ground Floor = 53.6 sq m / 577 sq ft
First Floor = 49.9 sq m / 537 sq ft
Second Floor = 38.8 sq m / 418 sq ft
Total = 142.3 sq m / 1532 sq ft



Ground Floor



First Floor



Second Floor

Reduced headroom below 1.5 m / 5'0



This plan is for representation purposes only as defined by the RICS Code of Measuring Practice. Not drawn to scale unless stated. Please check all dimensions before making any decisions reliant upon them. No guarantee is given on square footage if quoted. Any figures if quoted should not be used as a basis for valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	78
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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