



76 Stoke Road, Guildford GU1 4HR



COLLINS
Independent Estate Agent





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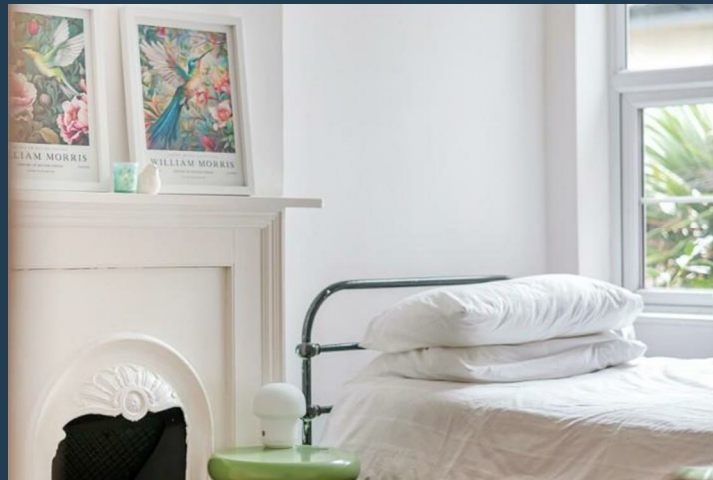
Asking price £575,000
Freehold

This large Victorian home is offered for sale with no chain and is currently vacant. The property has a versatile arrangement of accommodation over three floors with a converted double basement, extended kitchen and enormous master bedroom that would easily accommodate an ensuite. There are two separate receptions rooms, a good sized hall and first floor bathroom with a shower and bath. There are many character features still in tact including wooden floors, fireplaces , a bay window and high ceilings giving a genuine feeling of space. The property is heated by gas central heating and has also been double glazed. Outside a walled courtyard garden backing east offers a blank canvass for the next owner. To summarise - Almost 1300 square feet, very central location and character with no chain.



- No chain
- Three bedrooms
- Two receptions and a study area
- 2022 combination boiler installed
- Courtyard walled garden
- Victorian features
- Extended kitchen
- EPC - D
- Council tax band - D





At almost 1300 Square feet this large Victorian Villa is centrally located on the Stoke Road close to local shops, Stoke Park, Waitrose and both stations. This very convenient location for central Guildford negates the need for a car, for some. North Street and the High Street are a short walk away as well as several coffee shops and pubs with dining. Parking for residents with permits can be found in roads off Stoke Road. Sandfield school and a good nursery are also close by.



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Parallel House, 32 London Road
Guildford, Surrey GU1 2AB

Telephone | 01483 230 473
info@collinsguildford.co.uk

www.collinsguildford.co.uk



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Approximate Area = 1282 sq ft / 119 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Mark Collins (Guildford) Limited. REF: 1238105



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