



HILL CLEMENTS
SALES AND LETTINGS



PRICE GUIDE

£1,295,000

1, Downside Place
Guildford, GU1 2LR

At the top of Warren Road and within walking distance of the town centre, excellent schools and the open Downs – a spacious three storey semi-detached family house with five bedrooms, and lovely far-reaching views

PROPERTY SUMMARY

1 Downside Place is an attractive semi-detached three storey family house, built twenty years ago to a high specification, by a local firm of builders/developers. The practical and spacious accommodation is bright and airy with large windows and lovely views.



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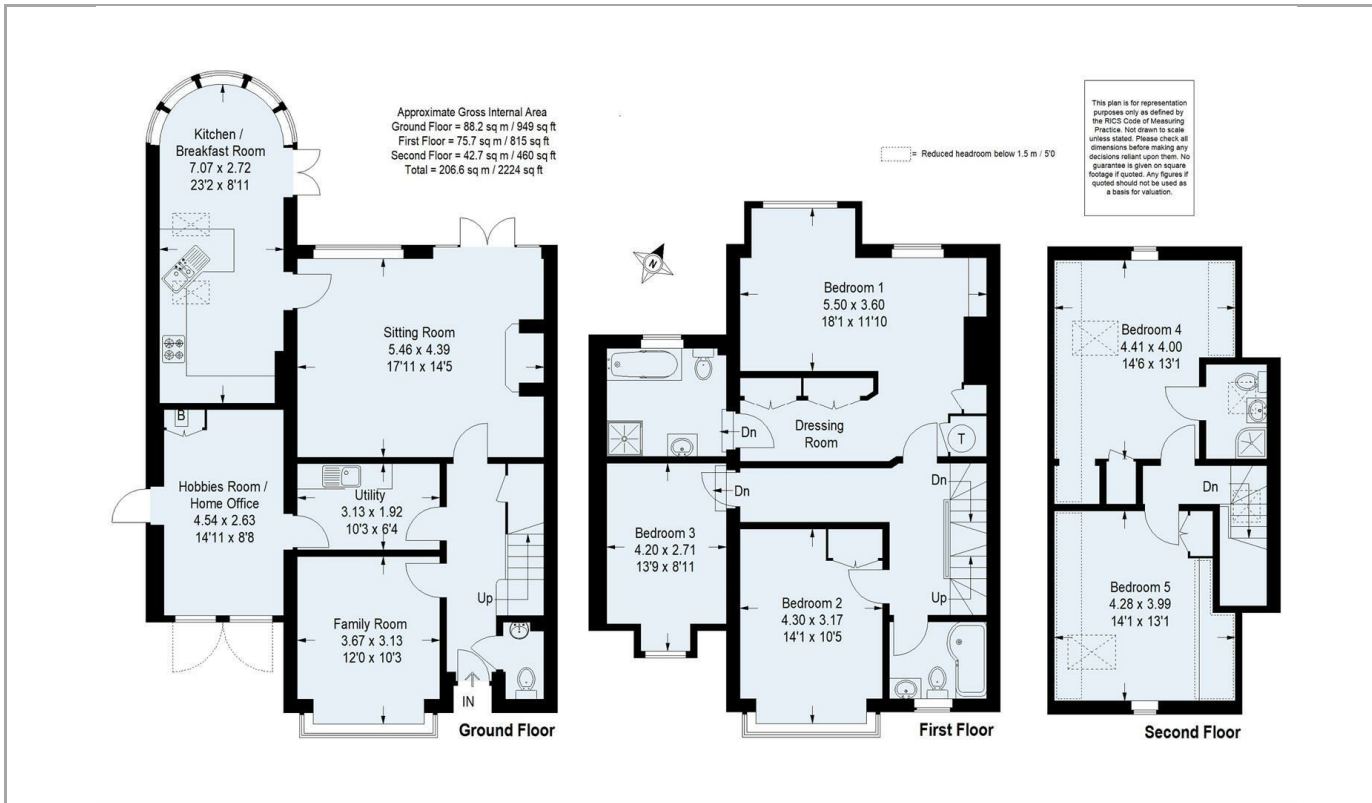
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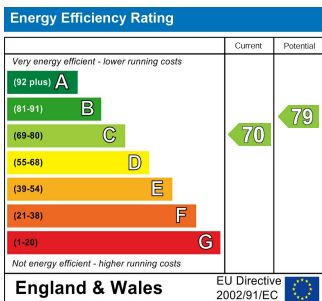






DIRECTIONS

From the top of Guildford High Street take the A246 Epsom Road and continue to the traffic lights at Rogues Bar. Carry straight on and take the fourth turning on the right into Tangier Road and continue to the end, turning left into Warren Road. Downside Place will then be found on the left, before reaching Downside Road. What3Words: rescue.charmingly.leads



TENURE
Freehold

VIEWINGS
By prior appointment only

LOCAL AUTHORITY
GBC

COUNCIL TAX BAND
F

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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