

# 61 YORK ROAD



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GUILDFORD, SURREY, GU1 4BT

A newly redecarated one bedroom apartment with private balcony, within easy reach of Guildford town centre. Available now.

Available: 12th October 2025

£1,350 PCM (Per Calendar Month)

Flat, 1 Bedroom, 1 Bathroom, 1 Reception,  
Unfurnished

## Key Features

- Central sought after location
- One double bedroom
- Private balcony
- Modern kitchen
- Available now
- Managed by Grantley





## THE PROPERTY

### Description

A newly redecorated one-bedroom apartment, within easy reach of Guildford High Street, and London Road train station.

The apartment features an open plan kitchen and living area, benefiting from a sliding door onto a balcony overlooking Victoria Road. The kitchen features a slimline dishwasher, electric hob and oven, and an integrated full size fridge and freezer.

There is also a neutrally decorated double bedroom, a hallway with storage cupboard and shower room with heated towel rail.

There is underfloor heating throughout.



Available Now.

Holding deposit £311

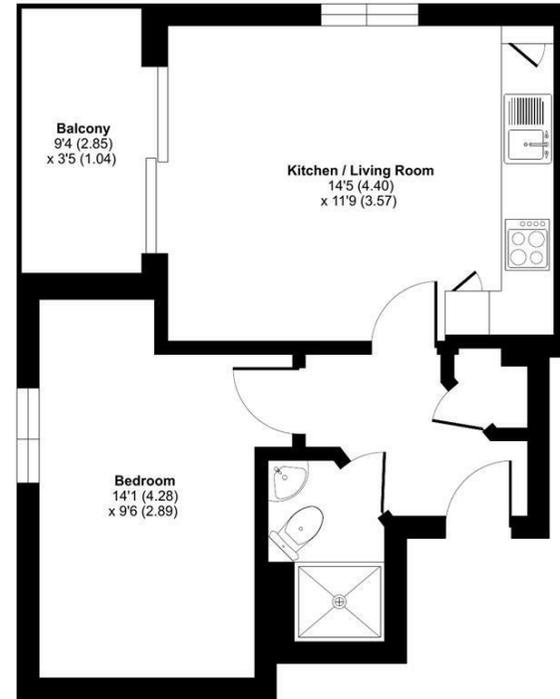
Guildford Borough Council tax band: C £2,122.67 25/26

EPC Rating C



## York Road, Guildford, GU1

Approximate Area = 386 sq ft / 34 sq m  
For identification only - Not to scale



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © rdxcom 2025.  
Produced for Grantleys. REF: 1303008

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