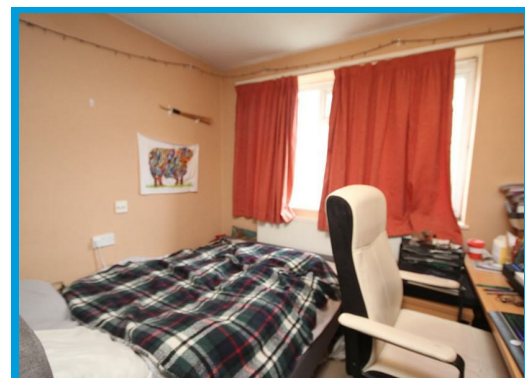
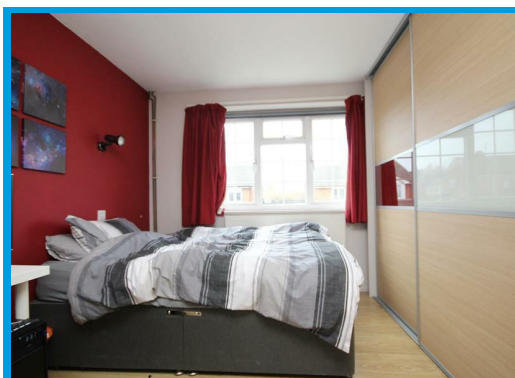




Lynwood, Guildford, Surrey GU2 7NY

£2,300 PCM

4 BEDROOM STUDENT PROPERTY AVAILABLE // 2024-2025 ACADEMIC YEAR - NEAR SURREY UNIVERSITY & GUILDFORD TOWN CENTRE



Description

Located within moments of Surrey University and Guildford town centre, this four bedroom house is ideal for students and sharers.

The accommodation comprises a small entrance hall with WC leading to the lounge, and kitchen with access to the garden.

Upstairs, the property features four further bedrooms and a bathroom with shower.

There is ample storage throughout, private rear garden and off street parking.



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			
(1-20) 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	