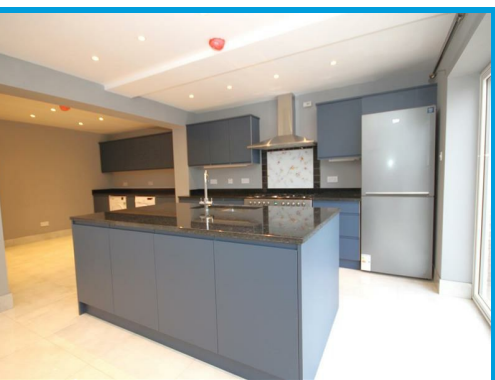




Canterbury Road, Guildford, GU2 9TB

£3,150 PCM

Having been extended and refurbishment throughout, this stunning four bedroom, three bathroom house boasts spacious accommodation presented to a very high specification.



Description

A stunning family home positioned in a quiet residential location within easy access to Guildford town centre, boasting four bedrooms and three bathrooms.

The accommodation is arranged over three floors and the ground floor comprises an entrance hall, a lounge, a large kitchen/ diner with feature central island and doors leading to the garden and a cloakroom.

The first floor boasts the master bedroom with ensuite shower room, two further bedrooms and a family bathroom.

The top floor features a double bedroom with en suite shower room and ample eaves storage.

Further features include off street parking and private rear garden with patio.

APPROXIMATE FLOOR AREA = 1600 SQ FT / 148.7 SQ M
INCLUDING LIMITED USE AREA (81 SQ FT / 7.5 SQ M)



Energy Efficiency Rating	
Current	Potential
	86
43	

Very energy efficient - lower running costs

Very energy efficient - lower running costs

Not energy efficient - higher running costs

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
Current	Potential

Very environmentally friendly - lower CO₂ emissions

Very environmentally friendly - lower CO₂ emissions

Not environmentally friendly - higher CO₂ emissions

England & Wales EU Directive 2002/91/EC

