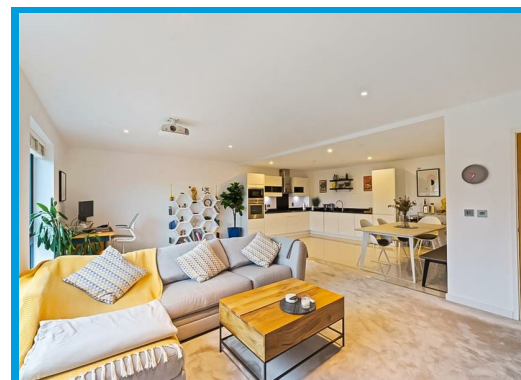
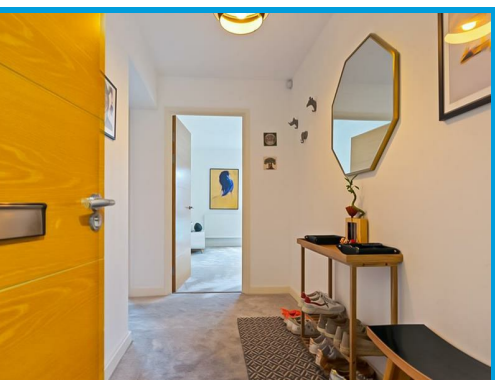




The Residence, 4 Alexandra Terrace Guildford, Surrey GU1 3DA

£2,850 PCM

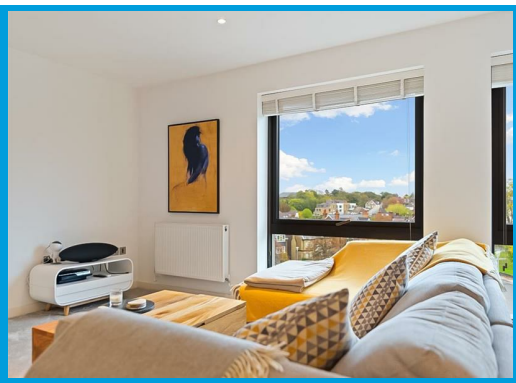
A stunning two bedroom apartment on the second floor of this exclusive development situated in a prime location in central Guildford.



Description

The Residence is a prestigious development offering style and exclusivity in a rare and unique deluxe hotel environment. This apartment has been completed to the highest standard and offers wonderfully light accommodation. There are two well sized double bedrooms, two bathrooms and an exceptionally spacious living space with a modern fully fitted kitchen. Large windows set-off each room. Underground secure parking is offered with the property and the apartment is lift serviced.

Guildford is ideally located for commuters, lying between London and the south coast, both can be accessed via the A3. Guildford mainline station has fast trains to London/Waterloo and London Road station is nearby. There are an enviable selection of shops, a well set-up gym and Spa downstairs and a variety of entertainments including bars, restaurants, theatres, cinema and leisure centre.



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			
1-10 G			
Not energy efficient - higher running costs			
England & Wales		77	77
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			

