

# CAVENDER

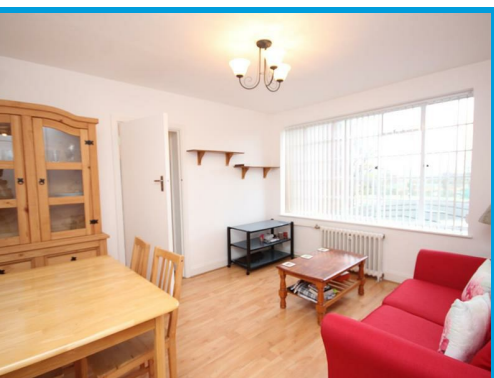
ESTATE AGENT



Eastgate House, 223 High Street Guildford, Surrey GU1 3BY

£1,600 PCM

Located in the heart of the town centre on Guildford High Street, this beautifully presented two double bedroom apartment is positioned within the development to ensure quiet yet very convenient living



# Description

Located in the heart of the town centre on Guildford High Street, this beautifully presented two double bedroom apartment is positioned within the development to ensure quiet yet convenient living.

The property is accessed via secure phone entry system and comprises an entrance hall leading to a light and airy lounge, modern kitchen with appliances, two double bedrooms and a bathroom with shower.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>		49	50
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>		39	39
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

