



**£1,300 pcm**

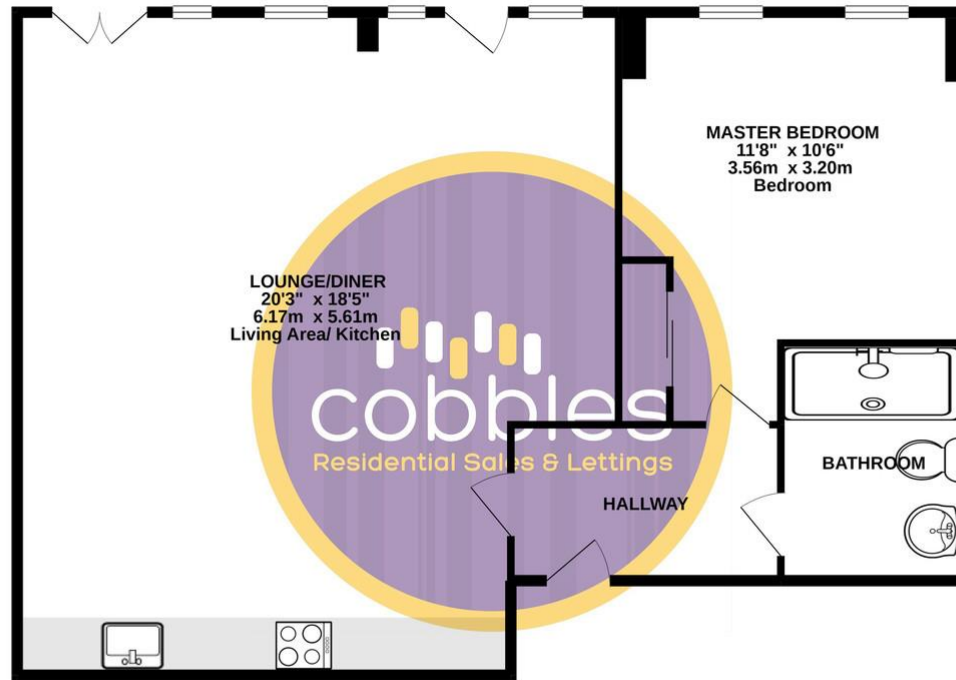
**Chertsey Street | Guildford**

**\*AVAILABLE NOW\* \*MODERN THROUGHOUT & CENTRAL TOWN LOCATION!\***

This stunning first floor apartment which has been carefully designed to achieve one of the best examples of a One bedroom apartment with features including; fully fitted kitchen with integrated appliances, fitted wardrobes and underfloor heating. The apartment comprises a large open plan lounge area bursting with natural light and enough space for a dining area, you then have the modern family bathroom and large master bedroom.



**GROUND FLOOR**  
538 sq.ft. (50.0 sq.m.) approx.



Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>	83   <b>B</b>	83   <b>B</b>
69-80	<b>C</b>		
55-68	<b>D</b>		
39-54	<b>E</b>		
21-38	<b>F</b>		
1-20	<b>G</b>		

TOTAL FLOOR AREA : 538 sq.ft. (50.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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- Stunning Modern One Bedroom Apartment
- Open Planned Spacious Living Area
- Juliet Balcony
- High Standard of Finish Throughout
- Centre of Town Location
- EPC Rating B