



£1,495 pcm

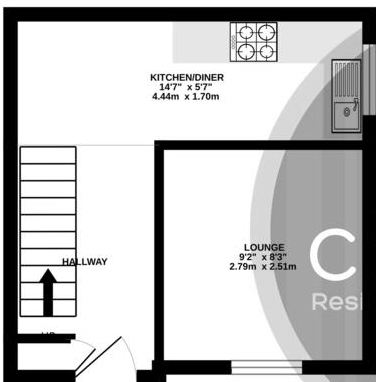
Abinger Way | Guildford

Cobbles are delighted to present this well-presented one-bedroom semi-detached home, perfectly situated in the sought-after location of Abinger Way. Offering a peaceful residential setting while remaining conveniently close to local amenities and transport links, this property is ideal for professionals or couples seeking a comfortable and stylish living space.

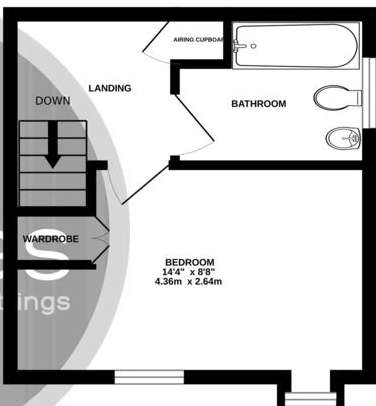


Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C		
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

GROUND FLOOR
214 sq.ft. (19.9 sq.m.) approx.



1ST FLOOR
219 sq.ft. (20.4 sq.m.) approx.



TOTAL FLOOR AREA : 434 sq.ft. (40.3 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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- One Bedroom House
- Available Immediately
- Council Tax Band - C
- Off Street Parking
- Large Bedroom
- EPC Rating - D