Trueman Letting Company

Millmead Terrace
Guildford

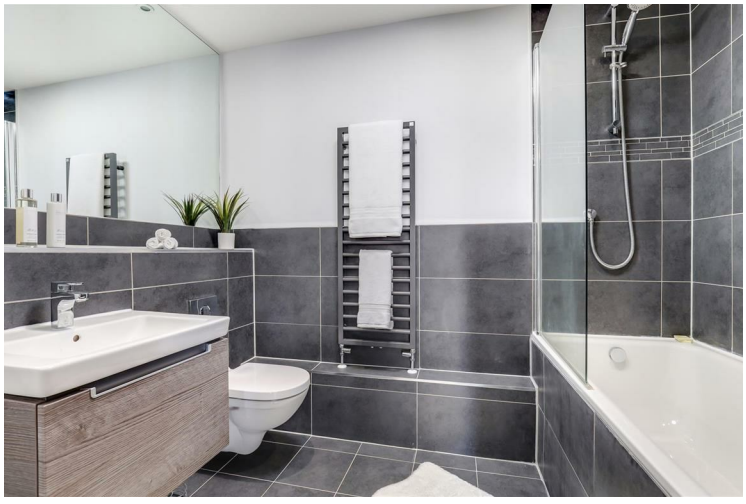
£2,750 PCM

A luxuriously appointed executive two bedroom duplex apartment with secured gated entrance and open plan living accommodation arranged over first and second floors with south facing terrace situated in the heart of Guildford Town Centre and within a short walk of the Mainline station and all local amenities. Viewing is highly recommended to appreciate the quality of fixtures. The property has a single garage and outside space. THE PHOTOS ARE WHEN THE APARTMENT WAS FURNISHED.

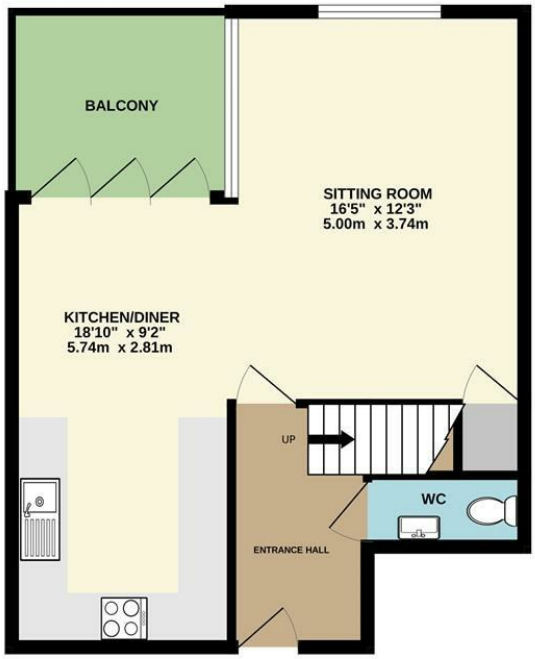
EPC B COUNCIL TAX BAND D

• Personal front door into hallway with wooden flooring and cloakroom. Stairs to first floor • Part Glazed door into beautiful open plan sitting/dining area with full length windows and doors to • The living space continues into a fully integrated kitchen with all appliances • Beautiful Master Bedroom with fitted wardrobe cupboards with en-suite shower with double cubicle.

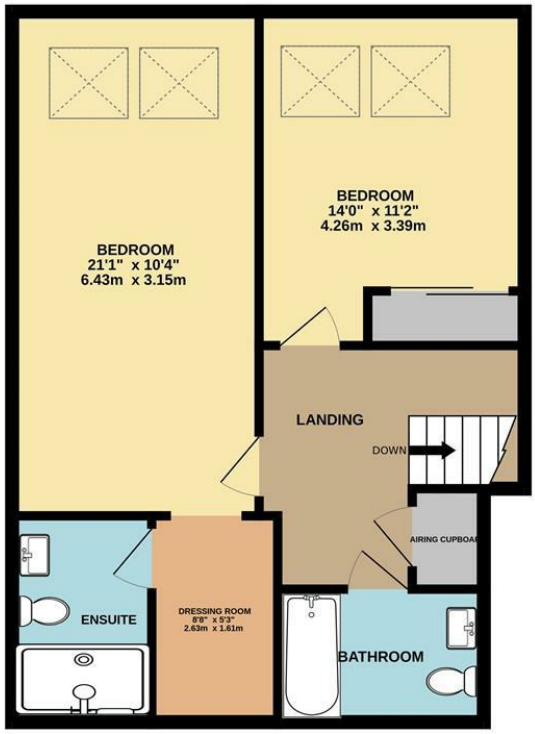
• Second Double Bedroom with wardrobe cupboards. • Bathroom with shower over the bath. • Outside covered balcony for table and chairs • Single Garage (not right next to apartment) • Allocated parking space. • PHOTOS ARE HISTORIC WHEN FURNISHED EPC B COUNCIL TAX BAND D



GROUND FLOOR
472 sq.ft. (43.8 sq.m.) approx.



1ST FLOOR
622 sq.ft. (57.8 sq.m.) approx.



TOTAL FLOOR AREA : 1094 sq.ft. (101.6 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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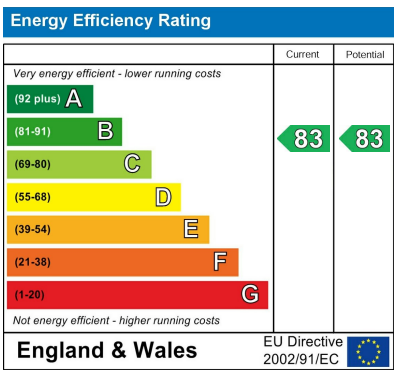

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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