



Howard Morley
& Sons

PCM

£2,200 PCM

Sonic Court

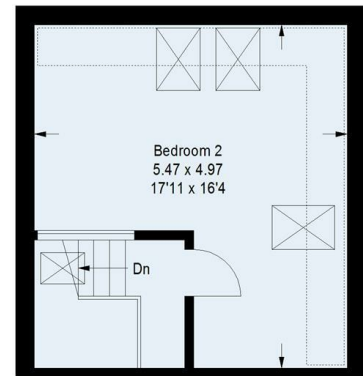
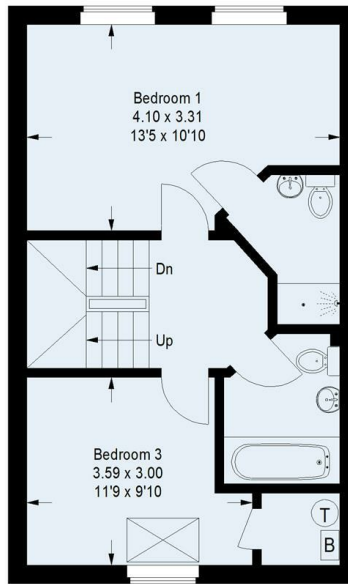
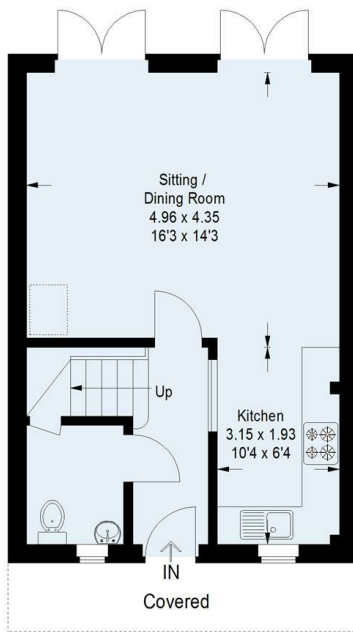
Guildford, GU1 1DZ



Woodbridge Road, Guildford

Approximate Gross Internal Area
 Ground Floor = 38.5 sq m / 414 sq ft
 First Floor = 43.2 sq m / 465 sq ft
 Second Floor (Including Reduced Headroom) 27.5 sq m / 296 sq ft
 Total = 109.2 sq m / 1175 sq ft

This plan is for representation purposes only as defined by the RICS Code of Measuring Practice. Not drawn to scale unless stated. Please check all dimensions before making any decisions reliant upon them. No guarantee is given on square footage if quoted. Any figures if quoted should not be used as a basis for valuation.



☐ = Reduced headroom below 1.5 m / 5'0"

3
1
1

| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) | A | | |
| (81-91) | B | | 86 |
| (69-80) | C | 74 | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

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

Howard Morley
& Sons

OFFICE ADDRESS
 276 High Street
 Guildford
 Surrey
 GU1 3JL

OFFICE DETAILS
 01483 575 304
 lettings@hmorley.co.uk
 hmorley.co.uk