



29 Fir Tree Road, Guildford, Surrey. GU1 1JN

- Semi Detached
- Scope To Extend (STP)
- Modernisation Needed
- Two Reception Rooms
- Enclosed Rear Garden
- Parking
- Kitchen
- Bathroom
- Three Bedrooms
- No Onward Chain



PROPERTY DESCRIPTION

This semi detached home comes to the market in need of modernisation and offers a buyer the opportunity to extend (STP) Benefits include two reception rooms, kitchen, outbuilding and w.c on the ground floor whilst the first floor benefits from three bedrooms and bathroom. Further benefits include double glazing, parking and an enclosed rear garden. Local amenities are nearby as are bus routes but to fully appreciate the accommodation and potential, viewings are highly recommended. NO ONWARD CHAIN.

ROOM DESCRIPTIONS

Ground Floor

Entrance Hall

Stairs to first floor landing

Lounge

Front aspect window

Dining Room

Rear aspect doors, open to:

Kitchen

rear aspect window, units, space for appliances,
to :

Outbuilding

Front and rear aspect doors , storage area, door
to w.c

First Floor

Landing

Loft access, doors to:

Bedroom

Front aspect window

Bedroom

Rear aspect window

Bedroom

Front aspect window

Bathroom

Rear aspect window, panel enclosed bath, low
level w.c, wash hand basin

Outside

Garden

Patio area with the remainder laid to lawn

Note

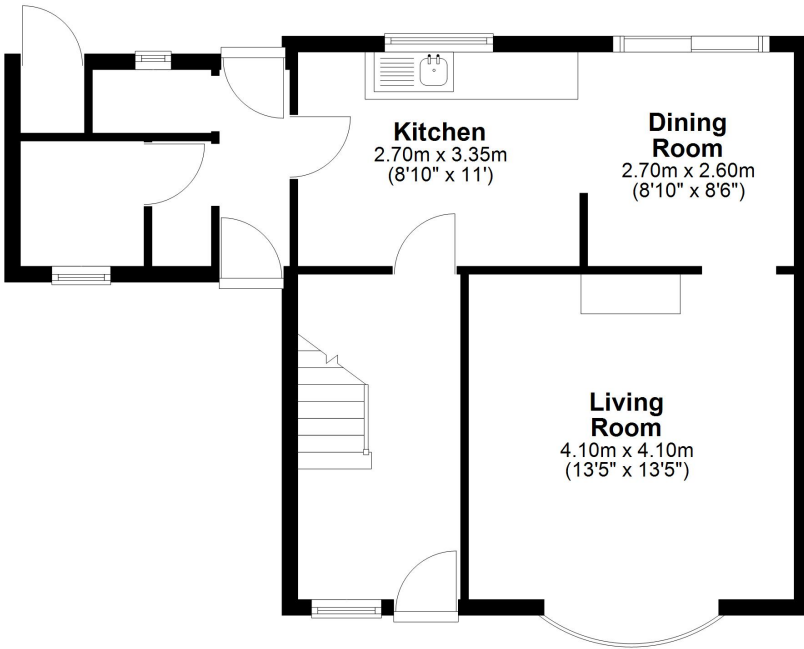
This property is awaiting Grant Of Probate

FLOORPLAN



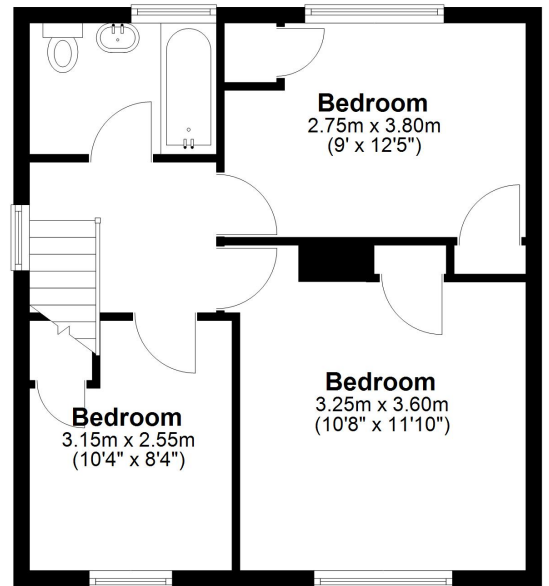
Ground Floor

Approx. 51.5 sq. metres (554.8 sq. feet)



First Floor

Approx. 43.4 sq. metres (467.0 sq. feet)



Total area: approx. 94.9 sq. metres (1021.8 sq. feet)