

SOLD STC

£575,000 Freehold



14 George Road, Guildford, Surrey. GU1 4NP

- Must Be Seen
- Convenient Location
- Three bedrooms
- Two Bathrooms
- Basement
- Gas Central Heating
- Enclosed Rear Garden
- Two Reception Rooms
- NO Onward Chain
- Town Centre Location



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PROPERTY DESCRIPTION

This conveniently located older style terraced home comes to the market with accommodation over four floors. The ground floor offers two reception rooms, kitchen and cloakroom/utility room. The first floor benefits from two bedrooms one with en suite bathroom whilst the second floor offers a further bedroom with en suite. Further benefits include a useful basement, gas central heating, double glazing and an enclosed rear garden. Local amenities are nearby as is Guildford Town centre and the main line train station but to fully appreciate the accommodation viewings are highly recommended. NO Onward Chain.



ROOM DESCRIPTIONS

Ground Floor

Lounge

Front aspect double glazed window, radiator

Dining Room

Rear aspect double glazed door, radiator
,through to:

Kitchen

Side aspect double glazed window, range of
units, space for appliances, roll top surfaces,
door to:

Cloakroom/Utility

Low level. w.c. wash hand basin, space for
appliances

First Floor

Landing

Stairs to second floor, doors to:

Bedroom

Front aspect double glazed window, radiator

Bedroom

Rear aspect double glazed window, radiator,
door to:

En Suite

Rear aspect double glazed window, panel
enclosed bath, part tiled walls ,low level w.c,
wash hand basin, wall mounted heated towel
rail, under floor heating

Second Floor

Bedroom

Rear aspect double glazed doors,

En Suite

Velux style window, shower unit, low level w/c,
wash hand basin.

Outside

Garden

Patio area with the remainder laid to lawn

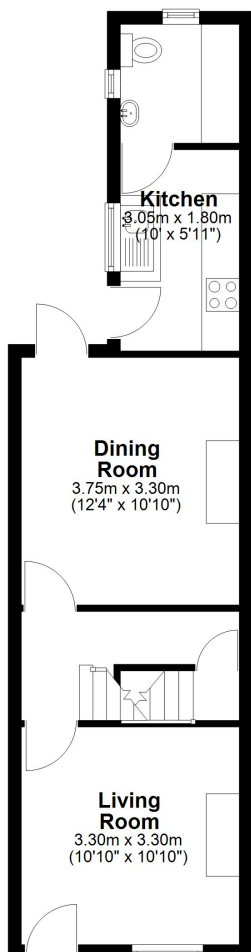


FLOORPLAN



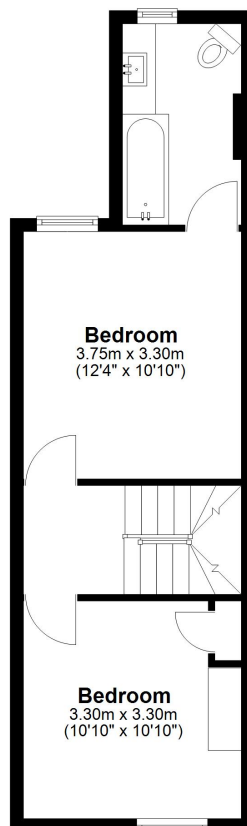
First Floor

Approx. 38.5 sq. metres (414.0 sq. feet)



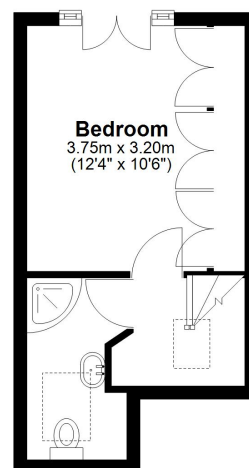
Second Floor

Approx. 35.0 sq. metres (377.2 sq. feet)



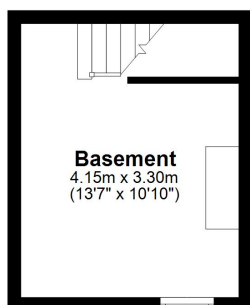
Third Floor

Approx. 19.4 sq. metres (209.1 sq. feet)



Basement

Approx. 13.7 sq. metres (147.4 sq. feet)



Total area: approx. 106.6 sq. metres (1147.6 sq. feet)