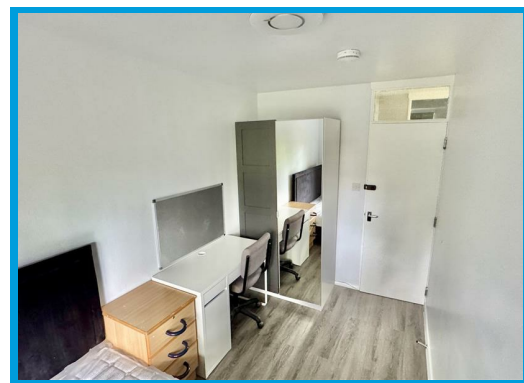


Guildford Park Avenue, Guildford, GU2 7NH

£4,650 PCM

**** STUDENT ACCOMODATION 2026-2027 ACADEMIC YEAR**** Arranged over 3 floors, a stunning, refurbished 6 bedroom house in an ideal location for the University and town centre.



Description

The property has six double bedrooms, a good sized living room with conservatory leading to the garden, a modern kitchen with appliances. There is two bathrooms and storage area for bicycles. The property is furnished throughout. There is parking for 3 cars.



| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (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 | |

| Environmental Impact (CO ₂) Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | EU Directive 2002/91/EC | |

