



# Newly refurbished three bedroom house

4 Acacia Road, Guildford, GU1 1HL



3 bedrooms • Garden •  
Residents parking •  
Newly refurbished •  
Close to the town centre

**About this property**

Located in a no through road, is this superb semi-detached character property situated in a quiet road right in the heart of Guildford town centre within 0.7 miles of the high street and 0.9 miles from the mainline station.

The ground floor consists of two well-proportioned reception rooms, the front currently used as a living room and the rear a dining room. The re-fitted kitchen is accessed via the dining room which has access to the rear garden and a WC.

Upstairs, there are two double bedrooms and a well presented family bathroom. The basement makes a fantastic third bedroom or reception space. To the rear of the property is a private garden.

The property is being marketed with no onward chain and has a tenancy which ends in July. An internal viewing is highly recommended.

Please note that these photos were taken more than six months ago.

EPC rating = E

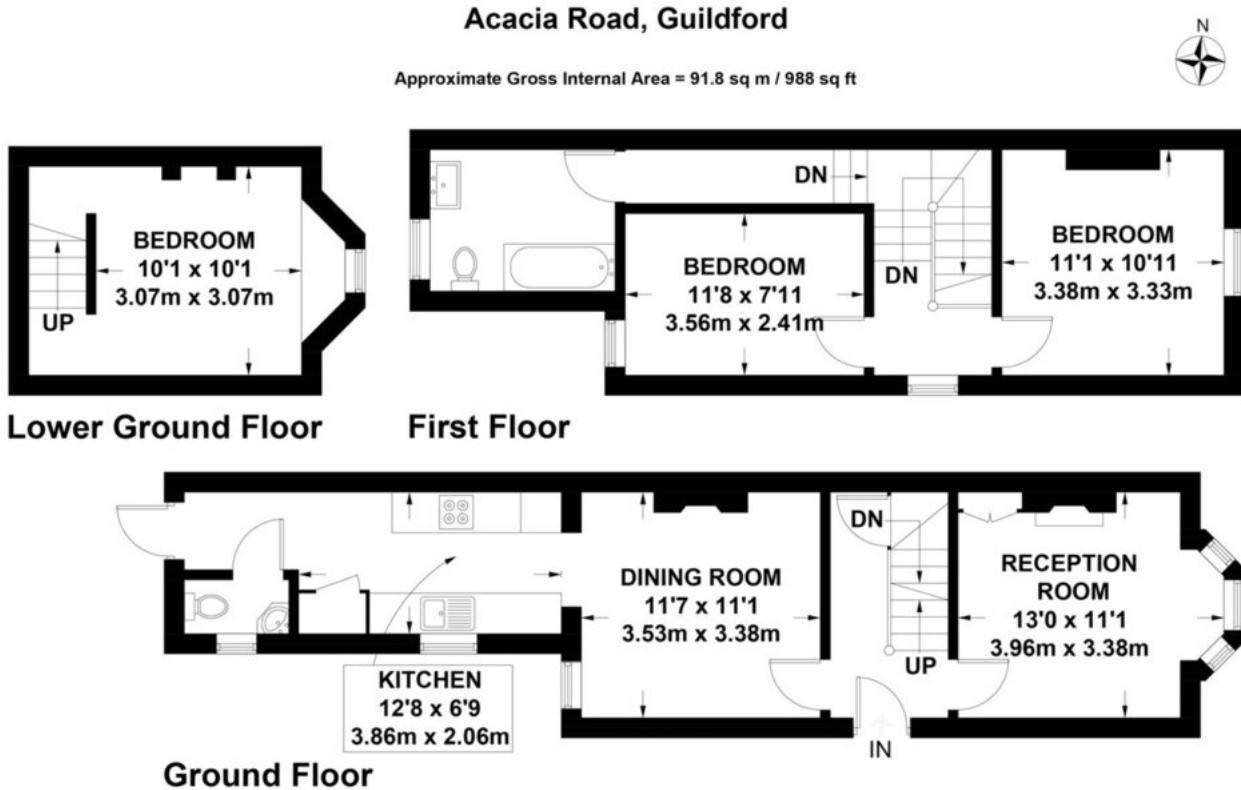
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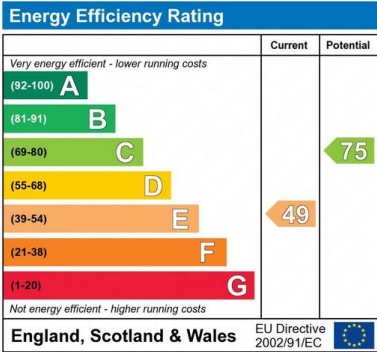
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