

Bourne



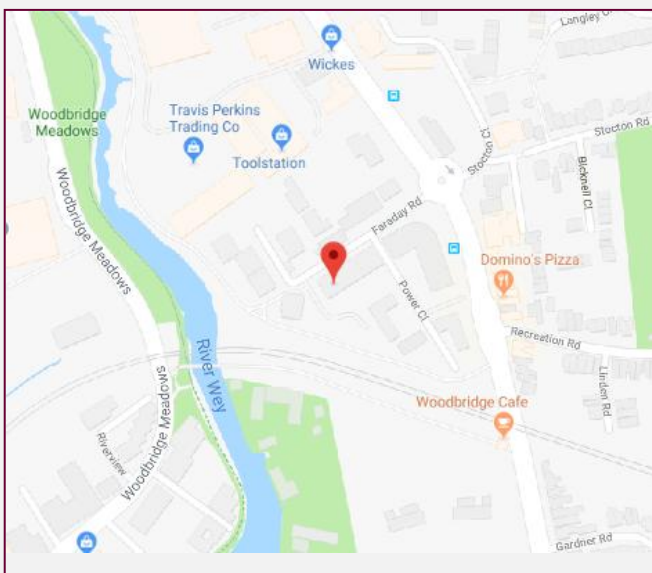
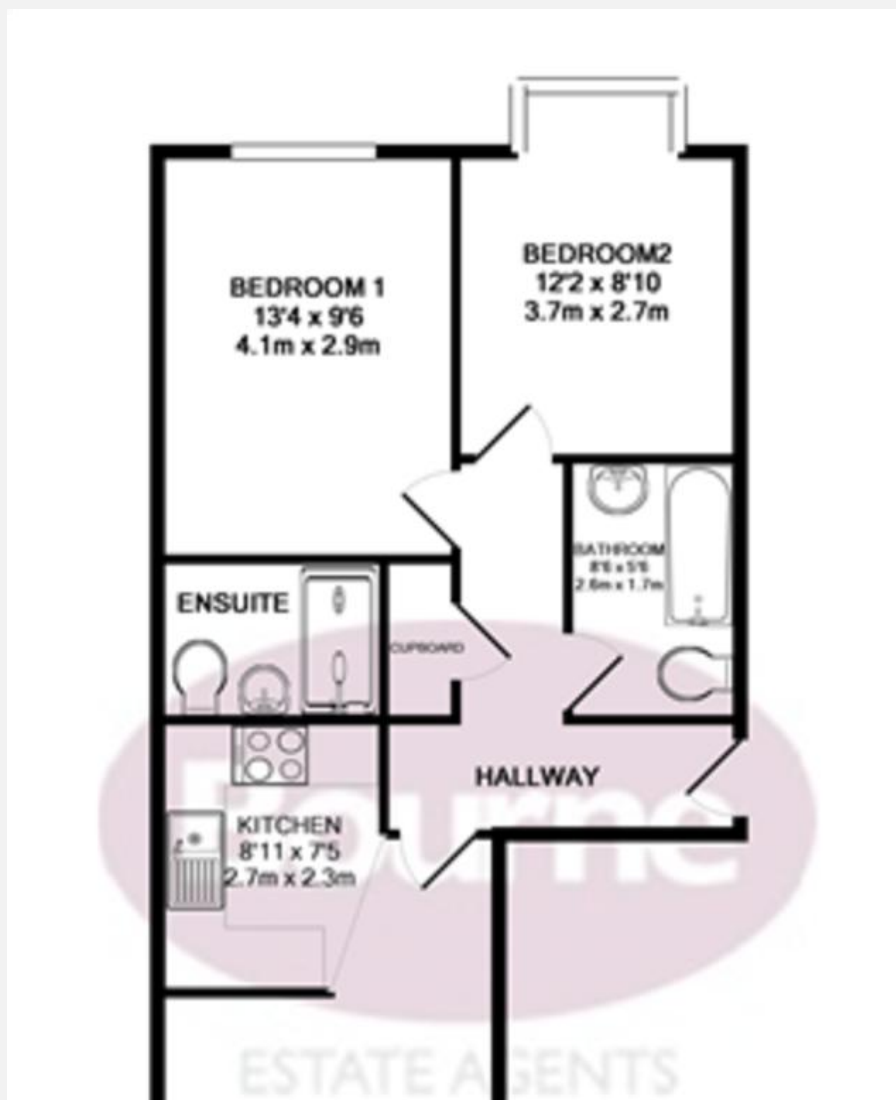
78 Faraday Road, Guildford, Surrey, GU1 1EB

£1,295 pcm

This well presented TWO DOUBLE bedroom apartment is located just moments from Guildford High Street, both train stations with easy A3 access. The property comprises entrance hall with access to the large living room with Juliet balcony, modern kitchen with appliances, master bedroom with en suite, a further double bedroom and family bathroom suite with shower over bath. The property further features off street parking.

*Central location *Two Double Bedrooms *Apartment *Two bathrooms *Well presented throughout *Off street parking
*Close to both train stations *Easy A3 access *Unfurnished *Available: 01/08/2018 *EPC - 71

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Energy Efficiency Rating		Current	Potential	Environmental Impact (CO ₂) Rating		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions			
(92-100)	A			(92-100)	A		
(81-91)	B			(81-91)	B		
(69-80)	C			(69-80)	C		
(55-68)	D			(50-64)	D		
(39-54)	E			(39-54)	E		
(21-38)	F			(21-38)	F		
(1-20)	G			(1-20)	G		
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
England, Scotland & Wales		EU Directive 2002/91/EC		England, Scotland & Wales		EU Directive 2002/91/EC	

We aim to make our particulars both accurate and reliable but they are not guaranteed, nor do they form part of an offer or contract. If you require clarification of any points then please contact us – especially if you are travelling some distance to view.