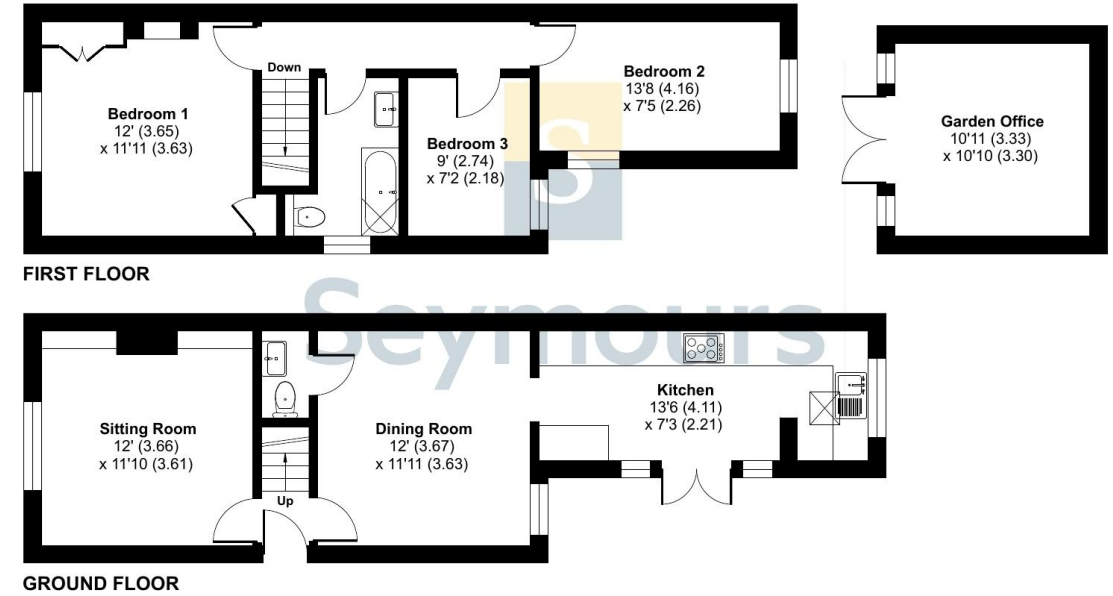


Rupert Road, Guildford, Surrey, GU2

Approximate Area = 896 sq ft / 83.2 sq m
Outbuilding = 118 sq ft / 10.9 sq m
Total = 1014 sq ft / 94.1 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2026. Produced for Seymours Estate Agents. REF: 1482149



Seymours



16 Rupert Road
Guildford, Surrey, GU2 7NE

£700,000 Guide Price

Guildford office 217 High Street, Guildford, Surrey, GU1 3BJ
01483 576833 / sales@seymours-guildford.co.uk / seymours-estates.co.uk

Arrange a viewing: 01483 576833

Property details

- 3 bedrooms
- 1 bath
- EPC Rating E
- 1014 sq. ft
- Guildford 0.1 miles
- Semi-detached
- Period home
- Landscaped garden with garden office
- Located in the heart of Guildford
- Excellent transport links
- Highly-regarded schools nearby
- Permit parking available
- Beautifully-presented

A beautifully presented three bedroom semi-detached period home, ideally situated just a short distance from Guildford mainline station and the town centre, offering stylish accommodation throughout together with a landscaped rear garden and a detached garden office.

The accommodation opens into an entrance hall leading to a comfortable sitting room featuring an attractive fireplace with fitted shelving and storage to either side, creating a warm and inviting living space. To the rear, the spacious dining room provides an excellent area for both everyday family life and entertaining, with a seamless connection to the extended kitchen. Fitted with a comprehensive range of contemporary units, integrated appliances, generous work surfaces, underfloor heating and a skylight, the kitchen is flooded with natural light and enjoys wide bi-fold doors opening directly onto the rear garden.

Upstairs, the property offers three well-proportioned bedrooms, comprising two generous doubles and a third bedroom ideal as a nursery, child's bedroom or home office. These are served by a stylish, modern family bathroom fitted with a white suite and shower over the bath, plus underfloor heating.

Outside, the landscaped rear garden has been thoughtfully designed to provide a private and low-maintenance outdoor space, with an attractive decked seating area leading onto a lawn bordered by mature planting. At the rear of the garden is a superb detached garden office, offering a versatile space ideal for home working, a studio or gym.

Rupert Road is a popular residential road conveniently positioned within easy reach of Guildford town centre and the mainline station, which provides fast and frequent services to London Waterloo. The town offers an excellent selection of shops, restaurants, cafés and leisure facilities, together with highly regarded schools, the University of Surrey and the Royal Surrey County Hospital. The nearby A3 provides convenient road links to London, the M25 and the south coast, while the Surrey Hills offer miles of beautiful countryside to explore.

Transport Links

Guildford 0.1 miles
London Road (Guildford) 0.8 miles

Council tax band: Tax band D
Local authority: Guildford Borough Council
Tenure: Freehold

Viewings by appointment only
01483 576833 / sales@seymours-guildford.co.uk



Detached garden office



Period property

