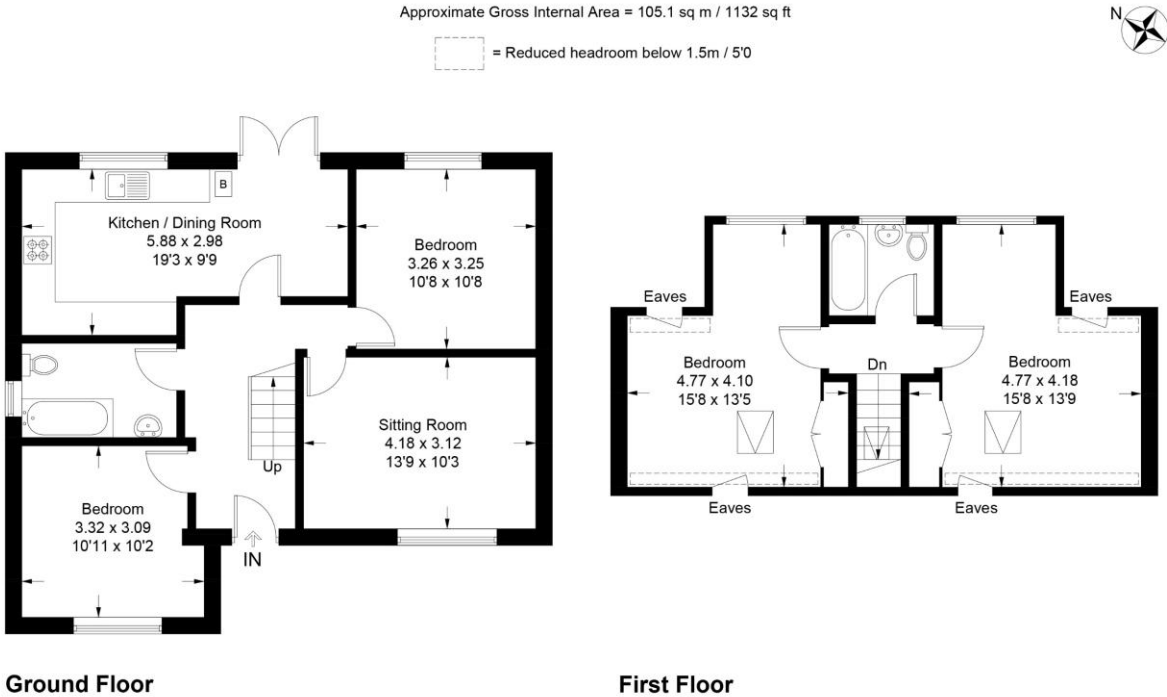
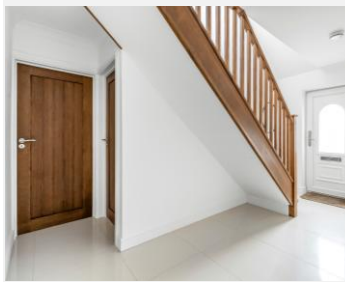


Floorplan



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (ID1338426)



6 Manor Road
Guildford, Surrey, GU2 9NE
£550,000 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

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Property details

- 4 bedrooms
- 2 baths
- EPC Rating C
- 1132 sq. ft
- Guildford 0.9 miles
- No onward chain
- Detached
- Off-street parking
- Garden
- Beautifully-presented
- Within easy reach of Guildford town centre
- Excellent transport links
- Well-regarded schools nearby

This beautifully-presented four bedroom detached home on Manor Road offers flexible accommodation, with two bedrooms and a bathroom on each floor. A separate sitting room, kitchen and dining room, enclosed rear garden and driveway parking complete the property, which is offered for sale with no onward chain.

The entrance hall leads to a bright sitting room overlooking the front of the house. To the rear, the kitchen and dining room has cream cabinetry, wood-effect worktops and space for a dining table. French doors open directly onto the garden, making this a lovely setting for everyday meals and gatherings.

Two bedrooms are situated on the ground floor, offering flexibility for guests, family members or a home office. A bathroom with a bath and shower over serves this level.

Upstairs, there are two spacious bedrooms, with rooflights and useful eaves storage. The first-floor bathroom is fitted with a bath and shower over, giving each floor its own facilities.

The enclosed rear garden combines a paved patio with an area of lawn, providing space to sit outside and enjoy the warmer months. At the front, a paved driveway provides off-street parking.

Manor Road is situated in Stoughton, a residential area to the north of Guildford town centre, with local shops, bus services and everyday amenities close by. Nearby schools include Stoughton Infant School, Northmead Junior School and Christ’s College. Guildford itself offers a broad choice of shops, cafés and restaurants along its historic cobbled High Street, together with G Live, the Yvonne Arnaud Theatre and riverside walks along the Wey. The town’s mainline station provides services to London Waterloo, while the A3 offers access towards London, the M25 and the south coast.

Transport Links

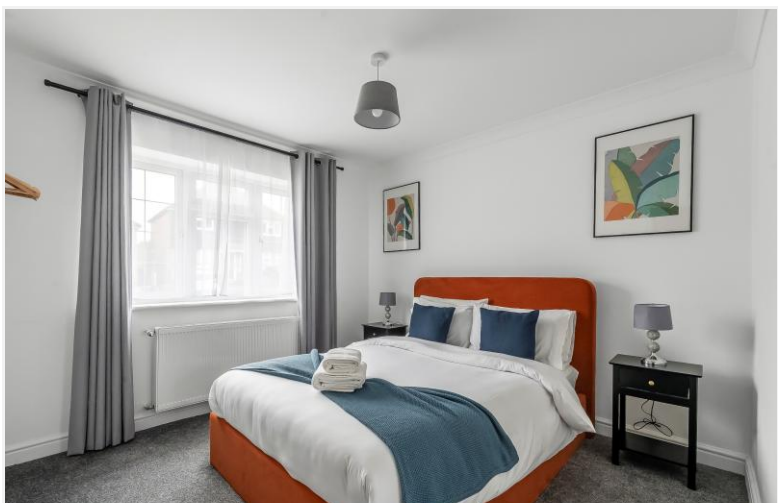
Guildford 0.9 miles
London Road (Guildford) 1.0 miles

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

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



Offered to the market with
no onward chain



Bright and spacious
throughout

