



Seymours



2 Stonecrop Road Guildford

£335,000 Guide Price

Arrange a viewing: 01483 300667

Property details

-  2 bedrooms
-  1 bath
-  EPC Rating C
-  614 sq. ft

- Freehold
- Terraced
- No onward chain
- Modern kitchen
- Downstairs cloakroom
- Well-appointed bedrooms
- Allocated parking
- Ultrafast broadband available



This well-presented terraced house is situated in the sought-after area of Merrow and offers bright, practical accommodation arranged over two floors. The property enjoys an attractive position within a residential setting, with a small front garden and pathway leading to the entrance.

Upon entering, a welcoming hallway provides access to a convenient ground floor cloakroom. The main living and dining room is a spacious, light-filled reception area, benefiting from a large front-facing window that allows plenty of natural light to flow through the space. There is ample room for both comfortable seating and a dining area, creating an ideal setting for everyday living and entertaining. Stairs rise from the reception room to the first floor, while a glazed door leads through to the kitchen.

The kitchen is fitted with a range of contemporary units and work surfaces, offering excellent storage and preparation space. A window enhances the sense of light, and there is space for the usual appliances, making it a practical and functional room for day-to-day use.

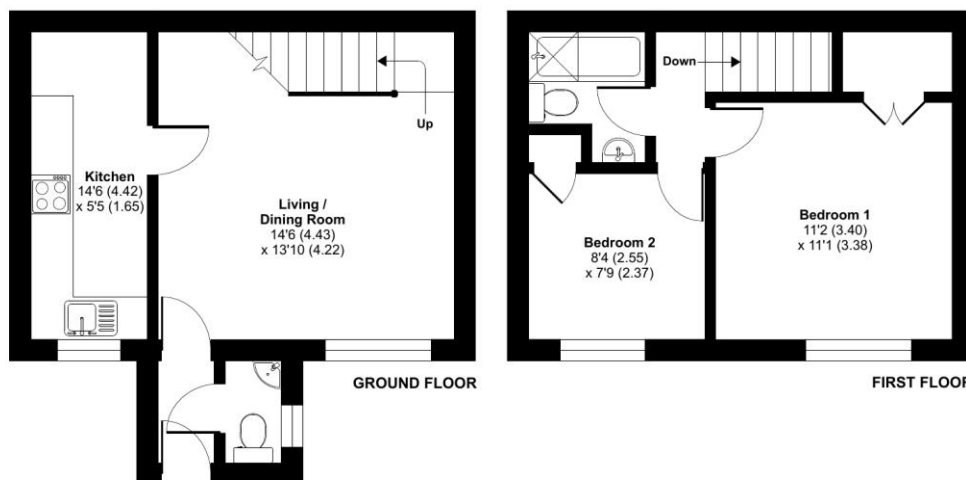
Upstairs, the first-floor landing provides access to two bedrooms and the family bathroom. The principal bedroom is a generous double room with space for freestanding furniture and enjoys a pleasant outlook. The second bedroom is a versatile room that would work equally well as a guest bedroom, nursery, or home office.

The bathroom is fitted with a white suite comprising a bath with shower over, wash hand basin and WC, complemented by tiled walls and practical storage.

Overall, this attractive Merrow home offers well-balanced accommodation with bright interiors and modern finishes, making it an excellent choice for first-time buyers, downsizers, or investors seeking a property in a popular Guildford location.

Stonecrop Road, Guildford, Surrey, GU4

Approximate Area = 614 sq ft / 57 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). © nlschem 2026. Produced for Seymours Estate Agents. REF: 1468611



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