

FARLEY GREEN



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GUILDFORD, SURREY, GU5 9DN

Available: 9th August 2024

£2,500 PCM (Per Calendar Month)

Cottage, 3 Bedroom
1 Bathroom, 2 Reception
Unfurnished

Summary

Completely redecorated three bedroom attached cottage, with large garage in the Surrey Hills village of Farley Green.

Key Features

- Three bedrooms
- Kitchen/Diner
- One bathroom
- Sitting Room
- Large garage
- Village location
- Available August





THE PROPERTY

Description

The property comprises of an entry hall which then opens into the hallway, from which you will find the sitting room with decorative fireplace and French Doors opening onto a patio in the garden. The kitchen includes appliances and is open into a dining area. There is also a bedroom and a w.c. on the ground floor as well as doors into the rear garden.

On the first floor are two further bedrooms and a bathroom with a shower over the bath.

The property has been re-carpeted and refloored throughout as well as being extensively decorated.

Outside

Outside to the rear and side are two separate gardens with patio areas and some lawn. There is a large garage with the property.



Location

Farley Green is located within easy reach of the local amenities found in Albury and Chilworth while Guildford is also easily accessible for a further selection of shopping, leisure, entertainment and educational facilities.

Available August.

Pets considered on a case by case basis.

EPC Rating D.

Holding deposit: £576

Guildford Borough Council Band H



Farley Hall Cottage, Farley Green, Albury, Guildford, GU5



Approximate Area = 1131 sq ft / 105.1 sq m
Limited Use Area(s) = 64 sq ft / 5.9 sq m
Garage = 349 sq ft / 32.4 sq m
Total = 1544 sq ft / 143.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2021. Produced for Grantleys. REF: 606043

Guildford

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