



Windsor Close, Guildford, GU2

Guide Price £350,000

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- Top floor flat
- Two double bedrooms
- Onslow Village
- Eat-in dual aspect kitchen
- Bright and spacious
- Garage and residents parking
- Great rental/investment potential
- Easy access to Guildford train station, A3, A31, M25
- Moments from the University and Royal Surrey County Hospital
- Immaculate communal gardens



This well-presented first-floor two-bedroom apartment offers bright, spacious living with lovely views over communal gardens and towards the North Downs.

The dual-aspect eat-in kitchen features integrated appliances and a charming breakfast area, while the living room benefits from floor-to-ceiling windows that flood the space with natural light. Both double bedrooms include built-in wardrobes.

Additional features include uPVC double glazing, gas central heating, and a garage in a nearby block. Quietly located in a traffic-free cul-de-sac in Onslow Village, the property is just moments from the University of Surrey and Royal Surrey County Hospital, with easy access to the A3, A31, M25, and Guildford mainline station.

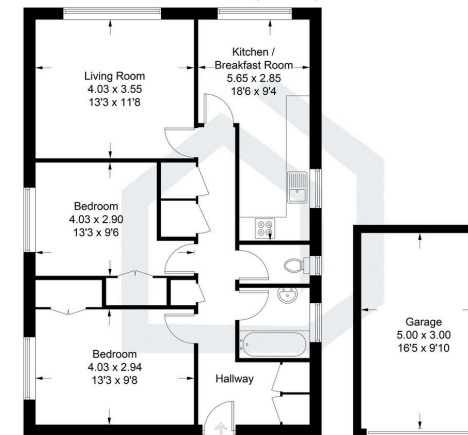
An ideal home or investment opportunity in a sought-after location.





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Approximate Gross Internal Area = 72.0 sq m / 775 sq ft
Garage = 15.0 sq m / 161 sq ft
Total = 87.0 sq m / 936 sq ft



First Floor

(Not Shown In Actual Location / Orientation)

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1216126)



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	63	67
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	