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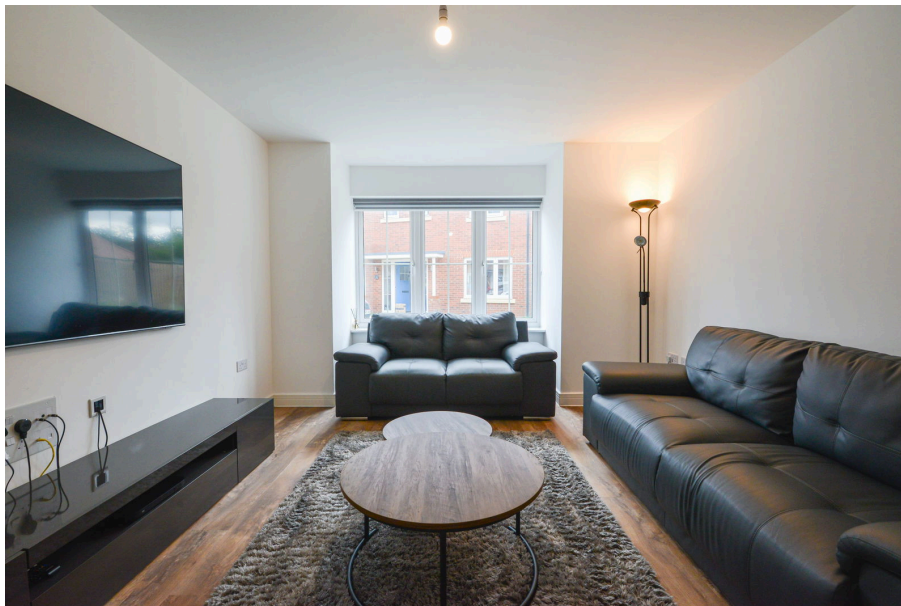


## Buttercup Close, Ash, Guildford, GU12

£2,750PCM (Deposit: £3,173)

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- Detached new build home
- High spec throughout
- Garage and off street parking
- Electric vehicle charging point
- Four good sized bedrooms
- Two bathrooms and downstairs W/C
- Open-plan kitchen/diner
- Separate utility room
- EPC B rated
- Close to the train station and good schools



Tax Band: E Furnished: Unfurnished

Beautifully presented throughout, this newly built detached four-bedroom, two-bathroom house is perfect for couples and families seeking a peaceful yet well-connected home. With modern appliances, off-street parking and a private garden featuring a patio with a pergola and lush greenery surrounded by beautiful trees, this property offers a move-in ready experience.

Additional features include a large garage, downstairs W/C, gas central heating, an electric vehicle charging point, and a separate open-plan kitchen/living area with French doors leading to the private garden.

Located in a welcoming neighborhood, the home is close to local amenities and Ash Manor Secondary School. Excellent transport links to London are available via two nearby train stations, Ash and Ash Vale.





### Buttercup Close, Ash, Guildford, GU12

Approximate Gross Internal Area = 116.0 sq m / 1249 sq ft

Garage = 18.4 sq m / 198 sq ft

Total = 134.4 sq m / 1447 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabe.co © (ID1132062)

