

Two Bedroom Semi-Detached Bungalow

Brooke Forest, Fairlands, Guildford, Surrey, GU3 3JJ

Price: £489,950

- Two Double Bedrooms
- Semi-Detached Bungalow
- Modern Kitchen/Diner
- Impressive South West Facing Plot
- En Suite to Principal Bedroom
- Driveway and Garage
- Easy Reach to Guildford Town Centre
- EPC: C (75)



Description

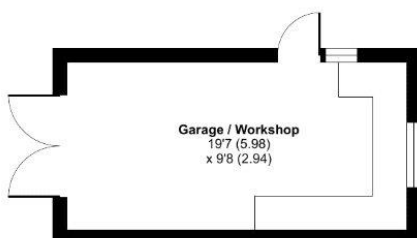
Located in the highly sought after Fairlands Village, this beautifully presented and recently extended two bedroom semi-detached home offers fantastic living space. With a modern, open plan kitchen/dining/living room to the rear leading out onto a beautiful south west facing garden. The property features a separate lounge, providing a comfortable and relaxing area and creating an ideal combination of space for family life and entertaining. There are two well proportioned double bedrooms, with the principal bedroom benefiting from its own en suite. The family bathroom is modern and well equipped. The home is also complemented by gas central heating and double glazing, ensuring warmth and energy efficiency. Give us a call today to book your viewing!

Outside

Outside, the property offers a very spacious driveway to the front with a garage to the side, offering exceptional storage. To the rear is a delightful enclosed south west facing garden, providing a peaceful and sunny outdoor retreat.

To view the Material Information Certificate for this property please click [Here](#) or contact us to request a copy.

Floorplan



Brooke Forest, Fairlands, Guildford, GU3

Approximate Area = 1047 sq ft / 97.2 sq m

Garage = 189 sq ft / 17.5 sq m

Total = 1236 sq ft / 114.7 sq m

For identification only - Not to scale



TO ARRANGE A VIEWING PLEASE CONTACT:
Tel: **01252 361550** or Email: **info@bridges.co.uk**



Important Notice - These particulars are set out as a general outline only for the guidance of intended purchasers/tenants and do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Purchasers/Tenants must satisfy themselves by inspection or otherwise as to their correctness.