

Great Goodwin Drive, Guildford, Surrey
Guide Price £595,000 Freehold

CLARKE C·G GAMMON 1919

125 GREAT GOODWIN DRIVE
GUILDFORD SURREY GU1 2UB

- Double plot offering exceptional outside space
- Set back from the road
- Loft access/storage
- Bright living room with feature fireplace
- Dual-aspect family/dining room with patio doors
- Kitchen with integrated oven and hob
- Extensive garden with large patio
- Three garden out buildings
- Gas central heating
- Double glazed





A well-presented/extended three-bedroom end of terrace situated on a DOUBLE PLOT offering generous living space and with landscaped rear garden.

THE PROPERTY

Ideally located in catchment for sought after primary and secondary schools, this desirable home offers generous living space, superb garden space, a fully insulated/powered home cabin and a summer house/sauna with bi-folding doors/elevated view of the garden. Set away from the road, the property enjoys a sense calm, structure and space rarely found in this popular residential area. A welcoming hallway provides the perfect introduction to the home, with stairs rising to the first floor. To the rear, a bright and inviting living room features a large picture window overlooking the garden and a fireplace with mantelpiece forming a focal point within the room. The kitchen is fitted with modern white units and complementary worksurfaces, with an integrated electric oven and hob with cooker hood over, a single sink, and space for a freestanding dishwasher. Connected to the kitchen is a versatile/additional room currently arranged as a study offering excellent flexibility as a snug, playroom or nursery. Access via the kitchen to the additional ground floor accommodation opens up to an impressive dual-aspect family/dining room with great space for entertaining including patio doors directly opening onto the patio/garden.

Upstairs, natural light fills the landing space leading to two double bedrooms and a comfortable single bedroom. The modern white family bathroom is fully tiled and fitted with a P-shaped bath/shower, basin with integrated storage, WC, heated towel rail and a mirror.











THE GROUNDS

Approaching the house via the foot path there is lawn to the front and a secure side gate accessing the garden. The garden is mostly lawn with a scattering of trees, mature mix of plant/shrubs and sleepers forming the borders to the pebbled path and patio. Towards the top corner is the summer house/sauna and garden shed whilst in the front corner where the patio drops down there is access to the garden cabin.

SITUATION

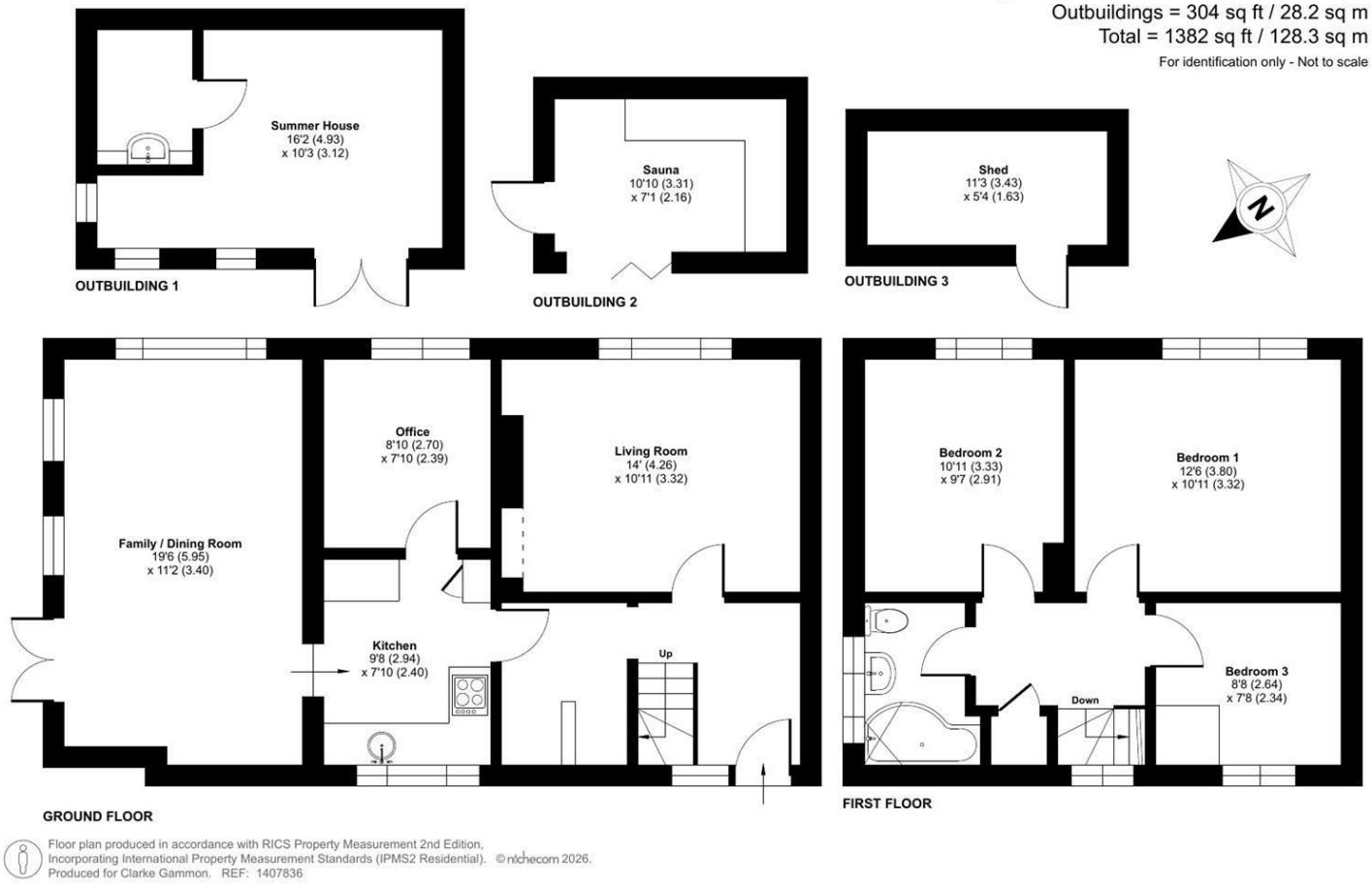
Great Goodwin Drive sits within the heart of Merrow, a highly regarded residential area to the east of Guildford, known for its strong community feel and excellent local amenities. Merrow offers a convenient selection of shops including a post office, pharmacy, cafés, a bakery and a well regarded butcher, along with several popular pubs and eateries. The area is particularly attractive for families thanks to its strong schooling options, with Merrow Infant School, Bushy Hill Junior School, St Peter's Catholic School and George Abbot School all close by. Guildford town centre is only a short distance away, providing an extensive range of shopping, dining and leisure facilities, including the historic High Street, G Live and the Yvonne Arnaud Theatre. For commuters, both London Road and Guildford mainline stations offer fast and frequent services into London, while the nearby A3 provides excellent road links to London, the M25 and the south coast.

GUILFORD | within two miles
LONDON WATERLOO | WITHIN ONE HOUR BY TRAIN

LOCAL SCHOOLS George Abbot School
St Peter's Catholic School
Merrow CofE Controlled Infant School
Merrow Junior School (formerly Bushy Hills Junior School)
Boxgrove Primary School

Great Goodwin Drive, Guildford, GU1

Approximate Area = 1078 sq ft / 100.1 sq m
Outbuildings = 304 sq ft / 28.2 sq m
Total = 1382 sq ft / 128.3 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). ©nichecom 2026. Produced for Clarke Gammon. REF: 1407836

LOCAL AUTHORITY

Guildford Borough Council

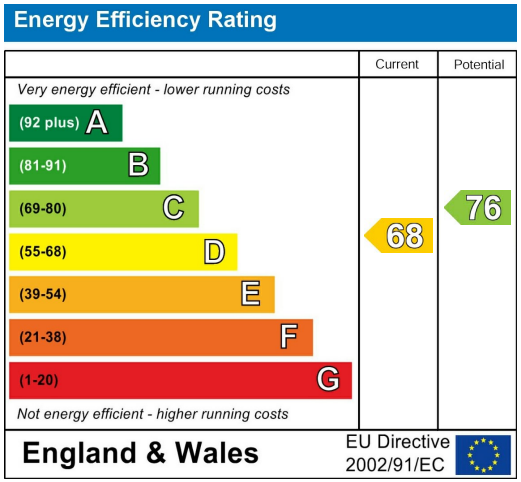
COUNCIL TAX

Band C

SERVICES

Mains water,
Main electricity,
Mains drainage
Gas central heating

30th October 2026



CG GUILDFORD OFFICE

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AGENT'S NOTE

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings. If there is any point which you would like to have further clarification upon, please contact this office.