



31 West Hill Street Brighton, BN1 3RR Guide Price £700,000

Guide price £700,000 - £715,000 Beautifully presented two bedroom Victorian terraced home in the favoured West Hill Conservation area offered for sale with no onward chain.

Brought to the market in good order throughout having been well maintained in recent years by the current owners, retaining a wealth of character and charm. Benefits include an extended kitchen/breakfast room having been subject to side return extension with a pair of Velux roof lights and glazed doors leading out to the pretty, paved and walled garden.

Council tax band d

Viewing

Please contact our Austin Gray Residential Office on 01273 232232 if you wish to arrange a viewing appointment for this property or require further information.

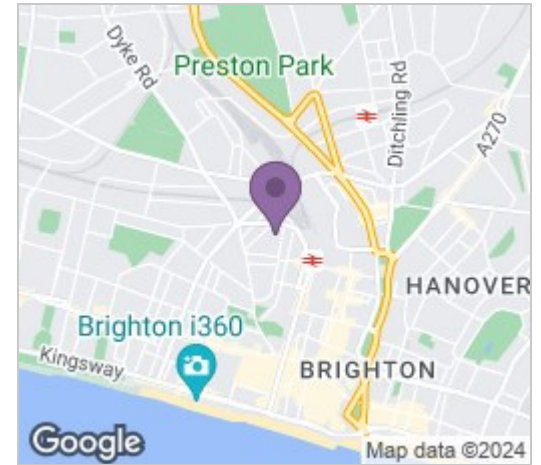
- Beautifully presented home
- Located in the sought after West Hill conservation district
- Extended kitchen / breakfast room
- Two double bedrooms
- Spacious bathroom
- Through lounge/dining room
- A stones throw to Brighton mainline station
- Ecclectic North Laines is on the doorstep



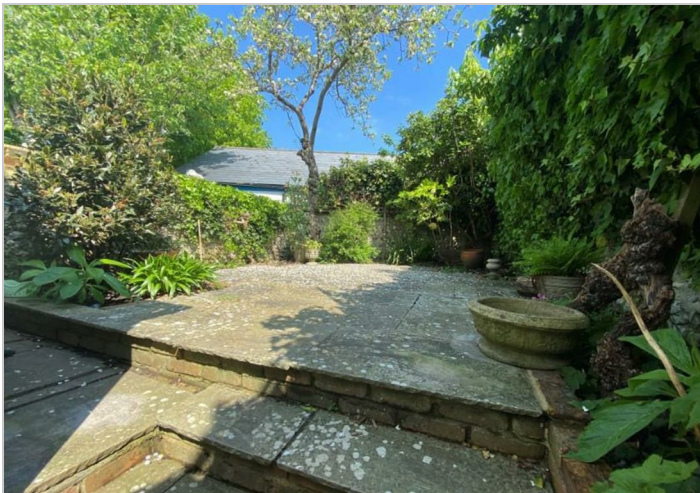
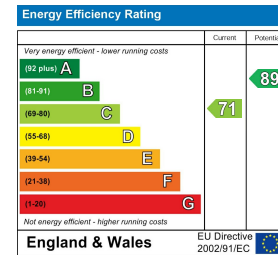
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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