

The Strand

Brighton

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About the property

A bright and spacious top floor, two-bedroom, two bathroom apartment with two balconies, overlooking the marina.

Accessed via lift, the third floor apartment opens into a central hallway that leads into the spacious living area with a balcony overlooking the Marina's water berths with white cliffs in the distance. The good sized, well appointed kitchen adjoins the living room with an open counter between the spaces offering a useful and sociable connection.

Following the hallway finds the first of the two bedrooms with an en-suite, built in cupboard storage and views over the marina.

The second bedroom includes the second balcony overlooking the Marina, with built in cupboard storage and a second en-suite with bath.

This apartment is further complimented with a further WC and additional cupboard storage in the hallway.

Unique sea/harbour views between the buildings and across the rear setting this property apart from many others across the marina.

The marina provides a wide variety of leisure and shopping facilities along with numerous restaurants and bars making it a destination in itself. Positioned in an ideal location on Brighton's Easterly beach. A short walk from the amenities of Madeira Drive with its outdoor leisure facilities; Sea Lanes and outdoor volleyball included. The picturesque town of Rottingdean is nearby. The property also benefits from an ALLOCATED PARKING SPACE.

The Strand Brighton

£500,000



2

BEDROOM

1

RECEPTION

2

BATHROOM





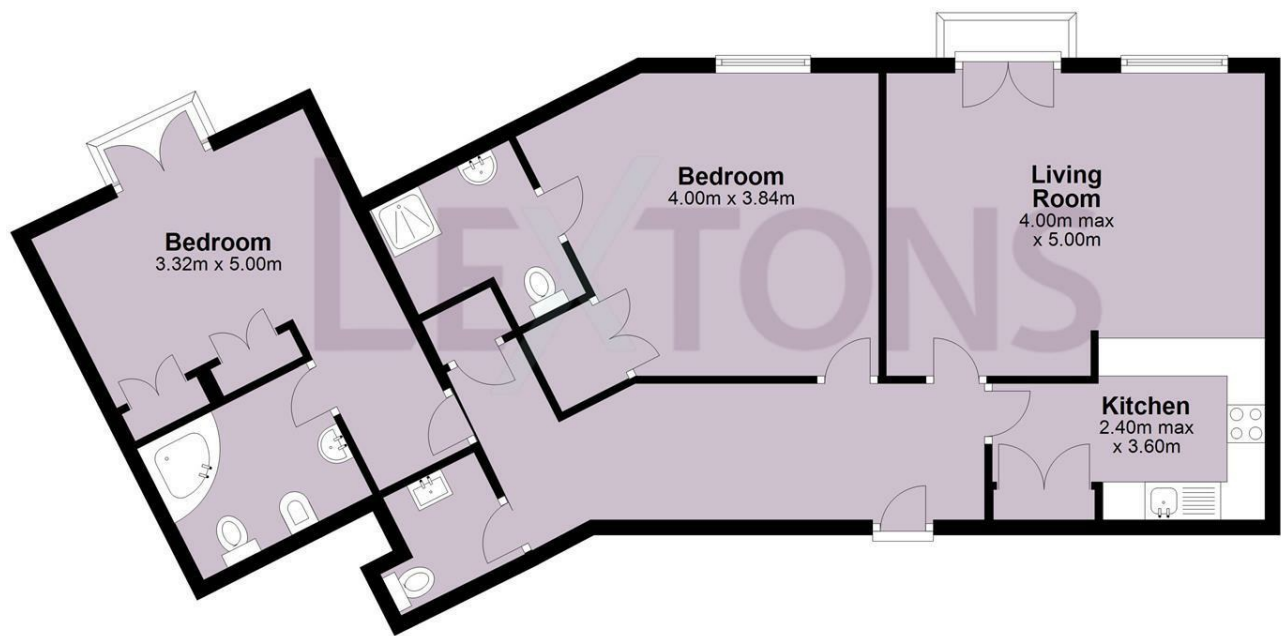




SCAN HERE TO OFFER ON THIS PROPERTY

Third Floor

Approx. 85.5 sq. metres



Total area: approx. 85.5 sq. metres

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C		73	74
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	