

# Alexandra Villas

## Brighton

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## About the property

This charming studio apartment with a mezzanine level is ideally located just a short walk away from Brighton's mainline train station as well as Seven Dials where you'll find an eclectic mix of the area's finest restaurants, cosy cafés, lively bars, and independent boutiques.

Upon entering the apartment, you're greeted by a hallway that leads into the bright and open studio reception area. The space includes a well-equipped kitchen and access to a sleek, modern shower room. Cleverly designed to maximise space, the apartment also features a mezzanine level accessed via stairs from the main living area—ideal for use as a sleeping area, home office, or snug retreat.

The apartment combines character and practicality, making it a perfect cosy place to relax in Brighton's most desirable neighbourhoods.

# Alexandra Villas Brighton

£875 Per month



0

BEDROOM

0

RECEPTION

1

BATHROOM



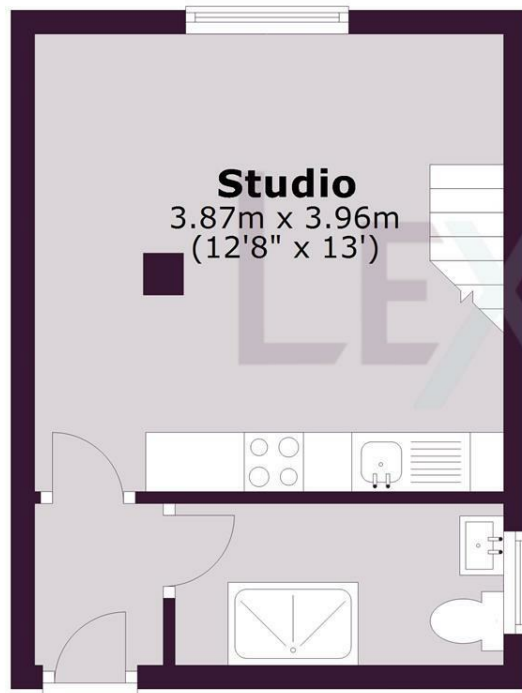
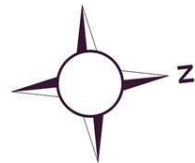




SCAN HERE TO VIEW ALL AVAILABLE PROPERTIES

## First Floor

Approx. 21.1 sq. metres (227.2 sq. feet)



### Studio

3.87m x 3.96m  
(12'8" x 13')

## First Floor

Approx. 4.5 sq. metres (48.7 sq. feet)



### Mezzanine

1.59m x 2.85m  
(5'3" x 9'4")

Total area: approx. 25.6 sq. metres (276.0 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	43	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC