



House - End Terrace (EPC Rating:)

**19 BEVENDEAN ROAD, BRIGHTON, BN2
4FN**

£2,250

**ASTON
VAUGHAN**
Sales and Lettings



4 Bedroom House - End Terrace located in Brighton

This modern house in a charming and unique terrace is ideal for a professional family. It is an Eco build with an air-source heat pump and underfloor heating making it hugely energy efficient with low running costs.

This fantastic house is spread over three floors, with an extremely light and spacious open plan kitchen/living/dining room on the lower ground floor, leading to the rear garden with decking plus an area of lawn - perfect for enjoying during the warmer months. The bedrooms are spacious with large windows facing west. From the upper floors these are full height and frame exceptional views across the city below big, open skies.

Both the Ground Floor and the First Floor have two double bedrooms and a modern bathroom all of which will be neutrally and smartly decorated.


This is a lovely residential area, yet you are still close enough to the city if you are looking for entertainment on your days off!

Situated in a popular area with lots of local shops and green spaces on your doorstep. The city centre shopping districts and beach are also within easy reach, and this house also offers easy access to the A27/A23 which have direct and fast links to the airports, and London.



Council Tax Band

Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(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	

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.