

Bungalow - Detached (EPC Rating: F)

**20 RIDGESIDE AVENUE, BRIGHTON, BN1
8WB**

£4,500

**ASTON
VAUGHAN**
Sales and Lettings



5 Bedroom Bungalow - Detached located in Brighton

*** BRAND NEW REFURBISHMENT // FLEXIBLE LIVING SPACE // IDEAL FAMILY LOCATION ***

We are delighted to bring to the market this fantastic 5 bedroom house in a popular residential location.

The house benefits from a stunning open plan kitchen/diner with bi-folding doors out to a lawned rear garden, with adjoining separate snug & utility room. Full height fridge, full height freezer, double oven and a dishwasher all integrated into the kitchen.

The bedroom to the front of the property could be used instead as a larger living room if required, still leaving four double bedrooms. The ground floor also benefits from a spacious double bedroom and large family bathroom with separate bath and shower.

On the first floor, the master bedroom benefits from an en-suite bathroom with his & hers basin units and a separated dressing area. This floor has a further 2 double bedrooms (one to the front, and one to the rear) and a family shower room.

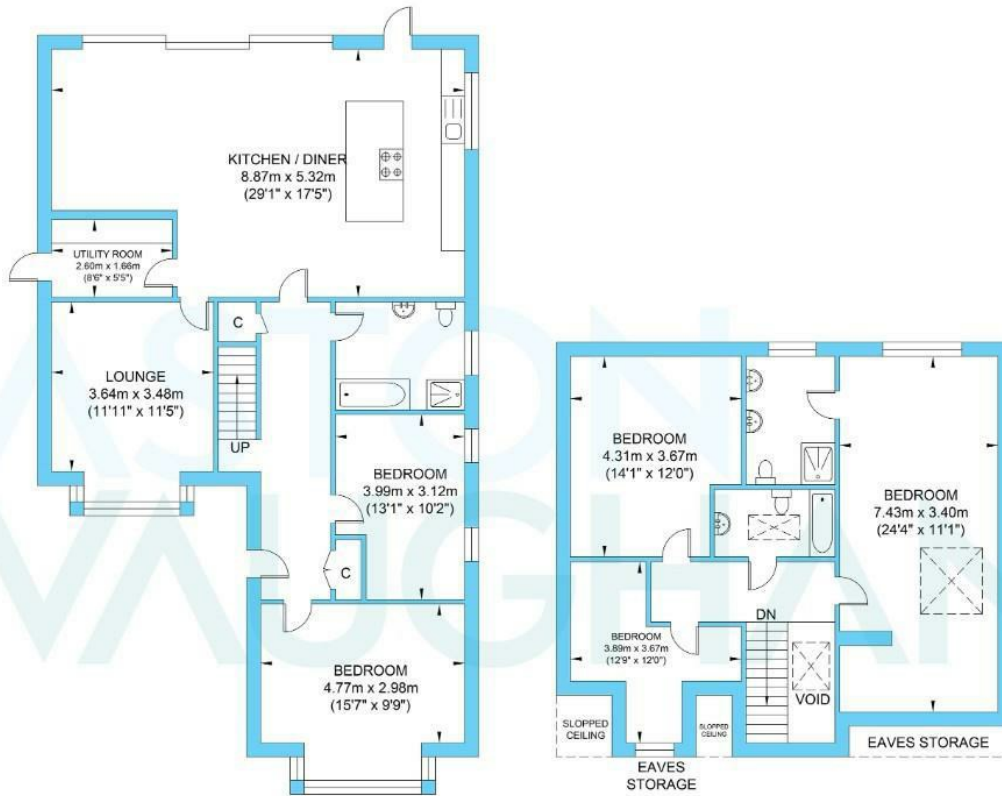
Further benefits include being newly refurbished throughout, wooden floors throughout the spacious kitchen/dining/living area and being close to local schools and amenities.

The location is ideal for those who regularly need to drive out of the city. Being close to the A23, this is ideal for access to Gatwick & London, or anywhere else one might need access to.

Offered unfurnished the house is available immediately.



Ridgeside Avenue



Ground Floor
Approximate Floor Area
1175.85 sq ft
(109.24 sq m)

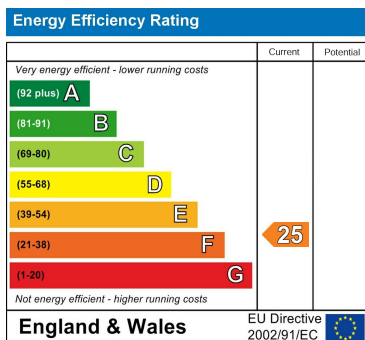
First Floor
Approximate Floor Area
758.31 sq ft
(70.45 sq m)

Approximate Gross Internal Area = 179.69 sq m / 1934.16 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

Council Tax Band

F

Energy Performance Graph



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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.