



Apartment (EPC Rating: E)

## GROUND FLOOR FLAT, 10 ROUNDHILL CRESCENT, BRIGHTON, BN2 3FR

# £1,300

**ASTON  
VAUGHAN**  
Sales and Lettings



# 1 Bedroom Apartment located in Brighton

This modern 1 bedroom ground floor apartment located within a beautiful period property in Roundhill Crescent would be ideal for a single professional or professional couple!

With a large bay window in the front room, the apartment is flooded with light all day every day, giving a sense of space throughout the apartment.

The front room offers a light and airy open plan kitchen/living room with sunny aspect, the master bedroom to the back benefits from a large double glazed window and a built in wardrobe, and the modern bathroom to the rear has shower over bath.

Part furnished (bed & TV stand/coffee table). Contact us to arrange a viewing or for further info!

## Location

Within quick walking distance from a plethora of vibrant shops, arts spaces, bars & restaurants, the property is located in a highly popular, well connected area of the City, but tucked away from the hustle & bustle.

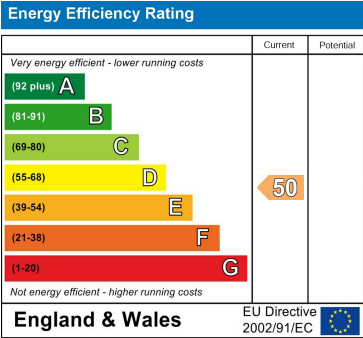
Less than a mile to Brighton Station, this location is ideal for commuters and those who wish to regularly get into the City Centre.

Parking Zone J



Council Tax Band  
**E**

Energy Performance Graph



Call us on  
**01273 253000**  
[info@astonvaughan.co.uk](mailto:info@astonvaughan.co.uk)  
[www.astonvaughan.co.uk](http://www.astonvaughan.co.uk)

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.