







ALL UTILITY BILLS INCLUDED. A well presented, three bedroom first and second floor maisonette situated in the popular residential area of Portslade and conveniently located near local amenities and several esteemed schools.

Entering the property on the first floor, you are greeted by an expansive modern living/kitchen space, complete with integrated appliances. A generously sized double bedroom featuring ample wardrobe space and a well-proportioned family bathroom.

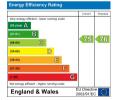
Ascending to the second floor, you will uncover a further two more sizable bedrooms, complemented by a contemporary shower room.

Positioned perfectly, this property boasts convenient access to the A27 and bus routes connecting to Portslade Railway Station and Brighton City Centre. Additionally, the property is just moments away from highly regarded primary and secondary schools

The property is available for occupation from beginning of April.

## Council Tax: B

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