

Hampstead Road

Brighton

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About the property

A fantastic opportunity to acquire a three bedroom mid terraced home in the sought after Preston Park Area of Brighton.

The property requires full modernisation throughout and offers significant scope for improvement.

In brief, on the ground floor this family home comprises two reception rooms, a sunny kitchen with space for dining and access onto the west facing garden. The first floor has three double bedrooms and a family bathroom. Worthy of particular mention is the scope to convert into the loft space (stnpc).

The west facing garden is raised, and paved steps take you up to the main area surrounded by high walls for privacy, perfect for alfresco meals. The garden has ample room for garden furniture, and to the rear offers access to an alleyway.

Ideally positioned within a short distance to Preston Park station providing commuter links to Gatwick and London. Being within the catchment area of various desirable schools and with local amenities close at hand.

This family home is ideally located with Preston Park station just 0.2 miles away providing a commuter service to Gatwick and London Victoria while being within the catchment for good local schools. Dyke Road provides easy access into Brighton city centre and out of town via the A23/A27.

Hampstead Road Brighton



3

BEDROOM

2

RECEPTION

1

BATHROOM

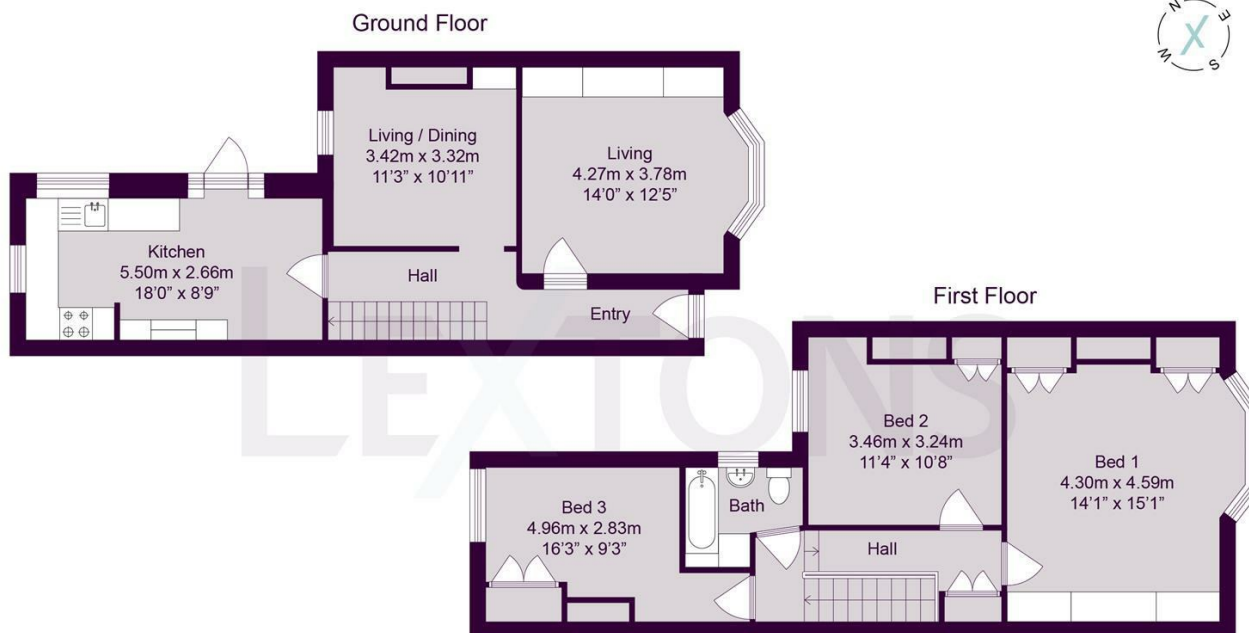








SCAN HERE TO OFFER ON THIS PROPERTY



Approximate gross Internal floor Area 109.07 sq m/ 1174.03 sq ft

Whilst every care has been taken to ensure accuracy, dimensions are approximate and for illustrative purposes only.

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| Energy Efficiency Rating | |
|--|-------------------|
| | Current Potential |
| Very energy efficient - lower running costs | |
| (92 plus) A | 87 |
| (81-91) B | |
| (69-80) C | |
| (55-68) D | |
| (39-54) E | |
| (21-38) F | |
| (1-20) G | |
| Not energy efficient - higher running costs | 59 |
| England & Wales EU Directive 2002/91/EC | |