



CENTURY 21

Brighton & Hove

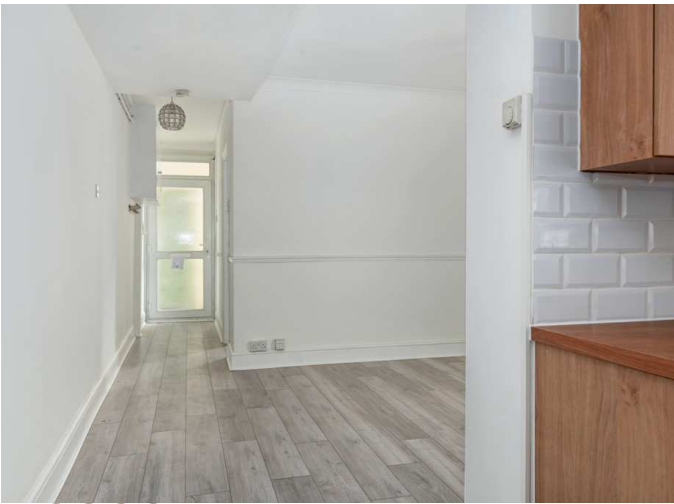
£275,000

129A DITCHLING RISE BRIGHTON BN1 4QQ

REF: 811482

PROPERTY

129A DITCHLING RISE BRIGHTON BN1 4QQ



Available with vacant possession, this newly refurbished one bedroom property is a must see for first time buyers and buy-to-let investors.

Ready to move in, it is a blank canvas awaiting the new owners personal touches.

Amazing location, close to pubs, restaurants and coffee shops, it truly is city living!

Located in the ever popular Preston Circus area of Brighton, this one bedroom basement flat presents a great opportunity for a first time buyer or buy-to-let investor.

The property is located a short walk from the London Road Railway Station and has a number of pubs, restaurants and coffee shops locally. The main London Road into central Brighton with its bus connections provides ample opportunity to move around the city quickly.

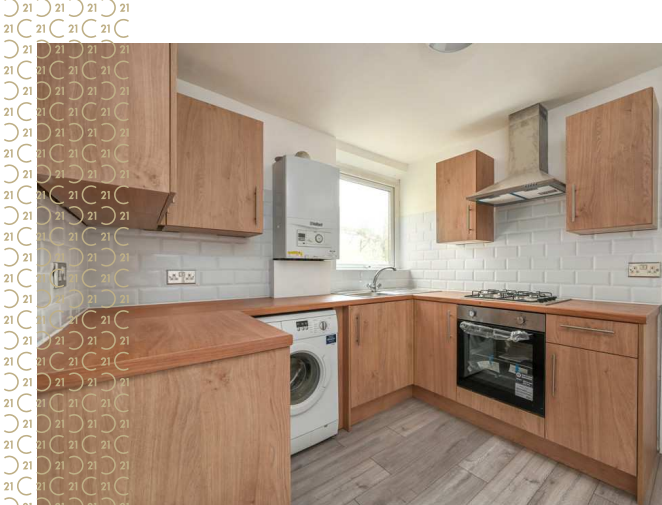
This period basement flat has just been completely modernised, with new flooring, kitchen with integrated appliances and new bathroom suite. It presents a blank canvas for a buyer to stamp their own individual taste on it.

The property boasts a large double bedroom to the front with bay windows providing plenty of natural light. The lounge has a patio door to the courtyard area, and beyond that lies the fully fitted kitchen.

The bathroom is at the rear of the property, hosting WC, sink and bath with shower over.

The flat has a useful storage cupboard outside under the stairs, and has both front and rear patio areas.

Early viewing is recommended, the flat is ready to move into and is priced to sell.



PROPERTY

129A DITCHLING RISE BRIGHTON BN1 4QQ

At a glance:

One Bedroom, separate Lounge, Kitchen and Bathroom

Communications

Short walk to the train station, and main road to Brighton at the bottom of the road, with regular buses around the city.

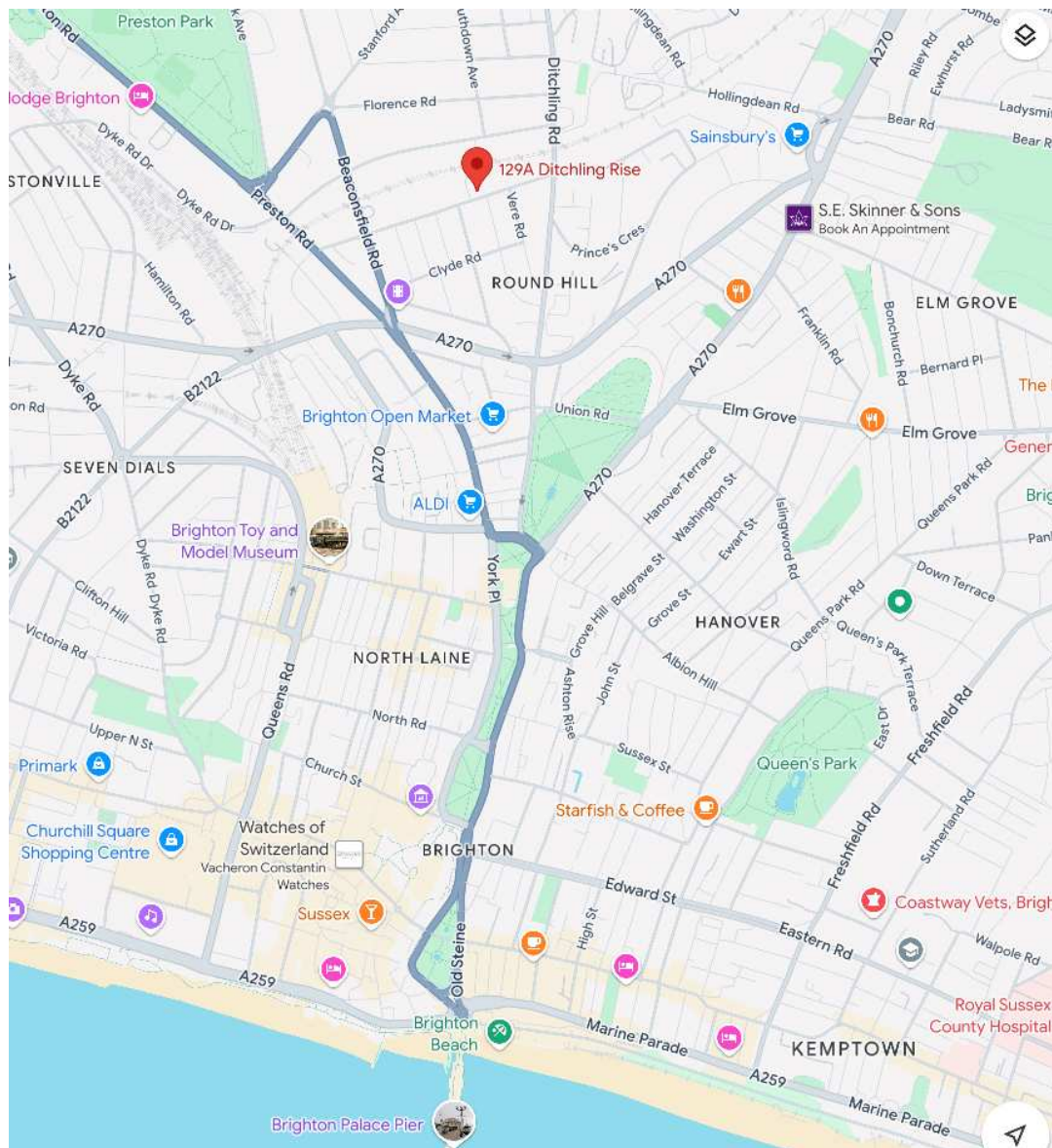
129A DITCHLING RISE
BRIGHTON BN1 4QQ

Utilities:
Mains Gas, Electric and Water

Internal Area:
542sqft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		73	79
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



CENTURY 21
Brighton & Hove

43 Goldstone Crescent, Hove, BN3 6LR

T: 07900 886 950
E: hove@century21uk.com