

# Sussex Square

## Brighton

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## About the property

A large studio flat nestled on the ground floor of a beautiful period building, offering the perfect blend of charm, comfort and coastal living.

Upon entering, you are greeted by an inviting studio room flooded with natural light, thanks to the large sash windows. The open layout allows for versatile arrangement, with a modern fitted kitchen sat neatly behind a large island with breakfast bar.

The property is situated in a central and sought after location in the well established Sussex square, offering access to private communal gardens. Sussex Square is within close proximity to the sea, the city centre and a number of regular transport links.

This studio flat offers not just a place to reside, but a lifestyle - where every day feels like a vacation by the sea. Don't miss the opportunity to make this serene retreat your own.

## Sussex Square Brighton



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BEDROOM

1

RECEPTION

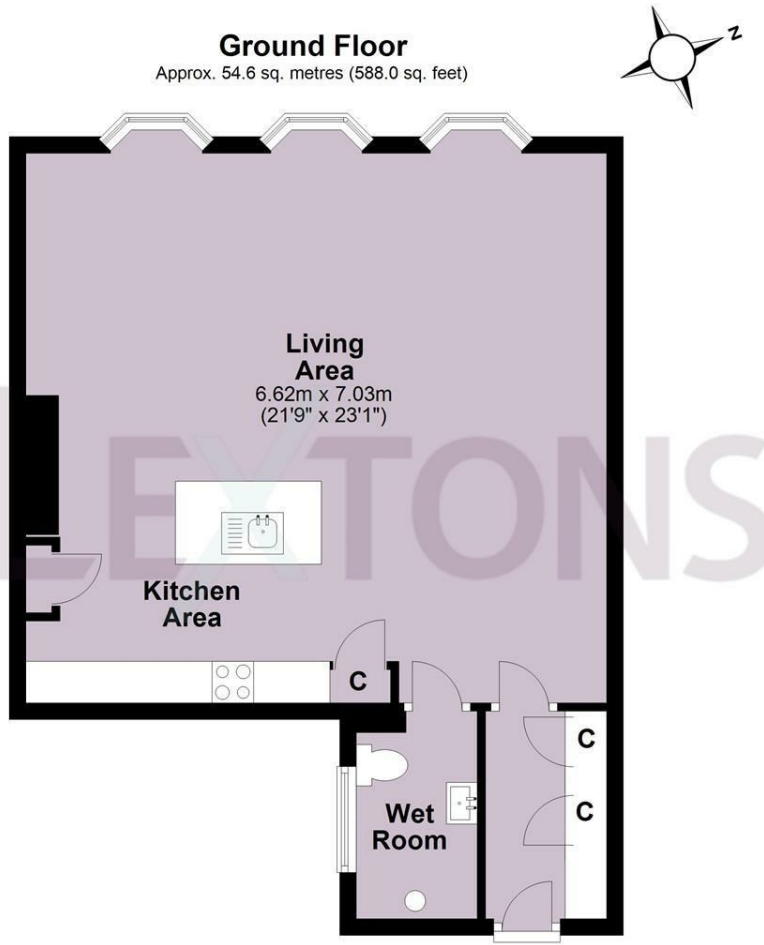
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BATHROOM





SCAN HERE TO OFFER ON THIS PROPERTY



Total area: approx. 54.6 sq. metres (588.0 sq. feet)

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) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		72	80
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



Call our sales team to arrange a viewing appointment:

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