



## Bedford Square, Brighton BN1 2PL

*A top floor two bedroom apartment situated in a popular seafront square in central Brighton, enjoying stunning views across the gardens and towards the sea.*



**welcome to**

## **Bedford Square, Brighton**

This property is presented in excellent decorative order throughout and comprises; a spacious open plan living room with a bay sash window with stunning views overlooking the square and directly towards the sea, a fitted kitchen with white wall and base units and work surfaces. There are two bedrooms and a contemporary bathroom suite. The property also benefits from having period features throughout and a long lease and no onwads chain.





Total floor area 42.1 m<sup>2</sup> (453 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

welcome to

## Bedford Square, Brighton

- A top floor, two bedroom apartment situated in a popular seafront square in central Brighton
- Stunning views across Bedford Square gardens and towards the sea
- Within easy reach of Brighton Mainline Station and Western Road where there is an array of boutiques, shops, cafes, bars and restaurants
- Open plan kitchen/living room with a bay sash window
- Modern bathroom
- Modern bathroom
- Long lease
- No onwads chain

Tenure: Leasehold EPC Rating: Exempt Council Tax Band: B

This is a Leasehold property with details as follows; Term of Lease 161 years from 01 Apr 2010. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

**£280,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/BHF113649](https://fox-and-sons.co.uk/Property/BHF113649)



Property Ref:  
BHF113649 - 0009

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