



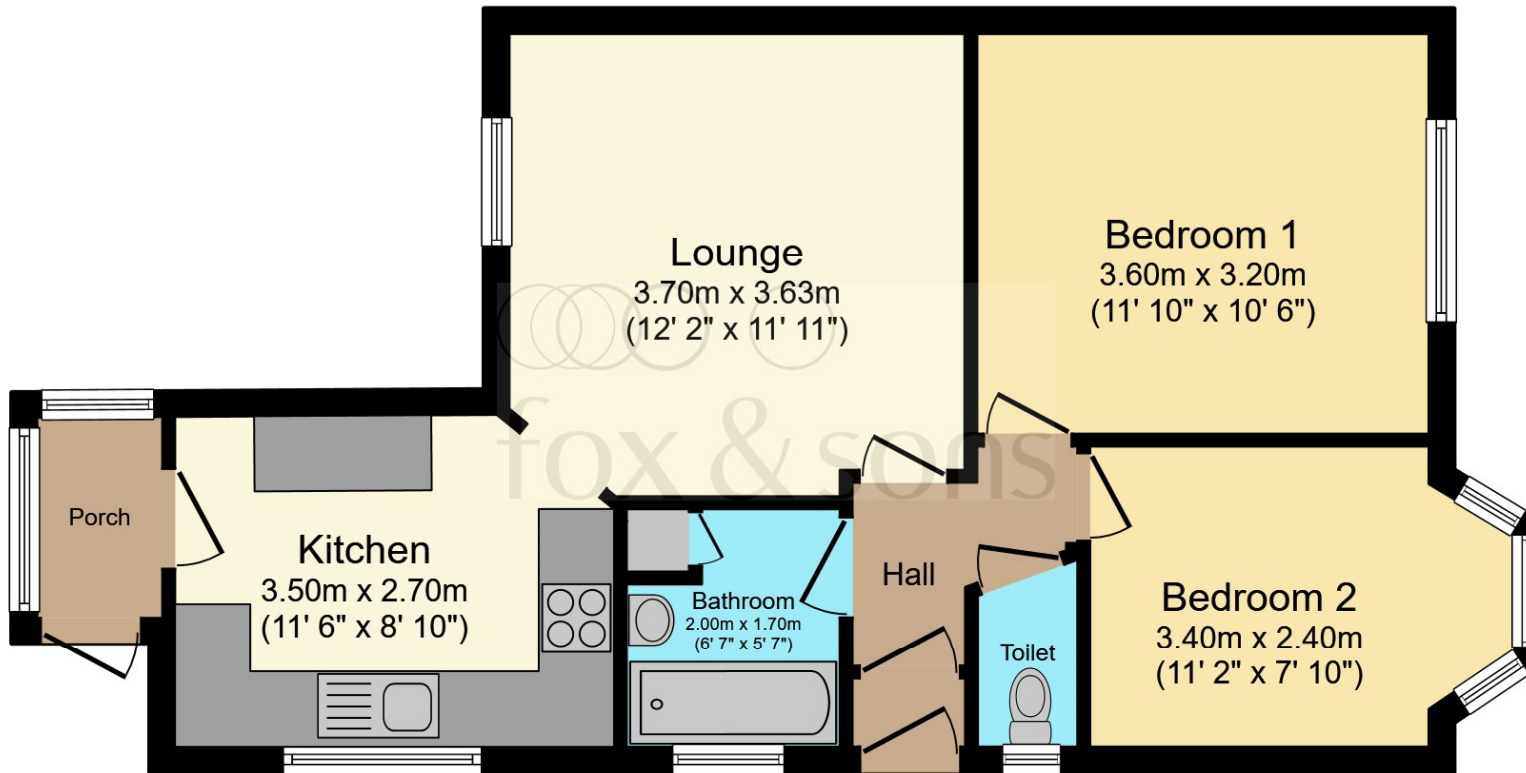
North Lane, Portslade Brighton BN41 2HG

welcome to

North Lane, Portslade Brighton

Fox & Sons are delighted to offer to the market this 2 bedroom semi-detached bungalow that has been recently renovated to a high standard by the current owners and benefits from a modern kitchen, bathroom and spacious bedrooms.





Total floor area 51.5 sq.m. (554 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

Fox & Sons are delighted to offer to the market this 2 bedroom semi-detached bungalow that has been recently renovated to a high standard by the current owners. This home benefits from a modern and spacious feel throughout. The accommodation comprises of an entrance hall, two spacious bedrooms to the front of the property, a newly fitted kitchen with integrated appliances, living room and good size family bathroom with separate W.C. The property has also been completely replumbed and has brand new electrics and heating system. There is also access out to the rear garden through the kitchen and living room.

The property is located in the popular area of North Lane and is near to Portslade Village and with local shops in nearby Valley Road and within just a few minutes' drive of both the A27 and the Old Shoreham Road. Local buses provide regular services to Portslade Town centre and to the mainline railway station. The Holmbush Centre and Sainsbury's West Hove store are also both within a few minutes drive, as well as, a variety of good schools.

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North Lane, Portslade Brighton

- 2 BEDROOM SEMI-DETACHED
- RECENTLY RENOVATED THROUGHOUT
- POPULAR RESIDENTIAL LOCATION
- CLOSE TO AMENITIES AND TRANSPORT LINKS
- FRONT AND REAR GARDEN

Tenure: Freehold EPC Rating: D

£315,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/HGL104905



Property Ref:
HGL104905 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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