



Price
£475,000

Freehold

3x  1x  2x 

**Crespin Way, Brighton,
East Sussex, BN1**

cubitt & west
Helping you move forwards



Main features

- Lovely semi-detached family home in quiet location with green, leafy outlook
- Parking and garage
- Large, mature, tiered rear garden
- A short walk to the train station
- Within catchment for excellent schools

Accommodation

GROUND FLOOR

- Entrance Porch
- Entrance Hall
- Lounge : 23'1 x 10'11 (7.04m x 3.33m)
- Dining Area : 10'1 x 7'10 (3.08m x 2.39m)
- Kitchen : 12'5 x 7'9 (3.79m x 2.36m)
- Separate Toilet
- Utility Room

FIRST FLOOR

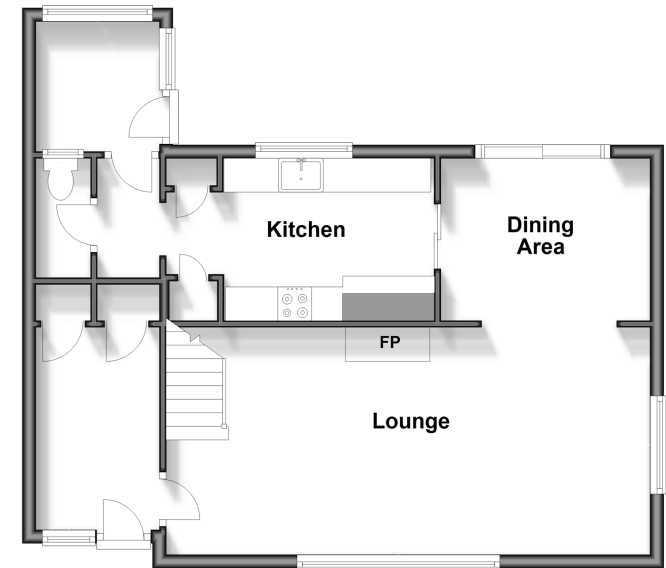
- Landing
- Bedroom 1: 15'5 x 10'11 (4.70m x 3.33m)
- Bedroom 2 : 13'7 x 8'10 (4.14m x 2.69m)
- Bedroom 3 : 12'3 x 7'11 (3.74m x 2.41m)
- Bathroom

OUTSIDE

- Garage
- Off Road Parking
- Front & Rear Garden

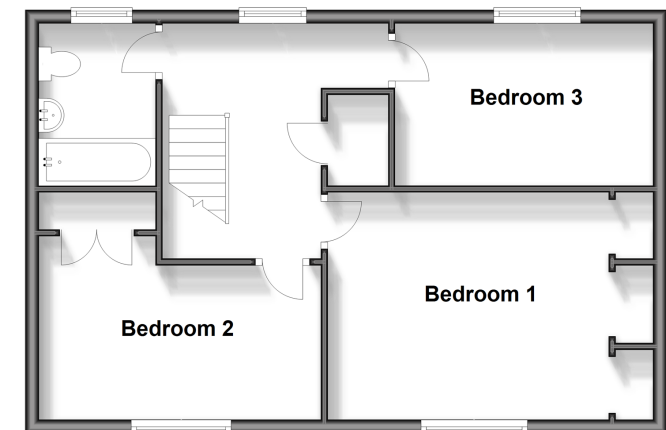
Ground Floor

Approx. 56.3 sq. metres (606.1 sq. feet)



First Floor

Approx. 53.3 sq. metres (573.9 sq. feet)



Call Fiveways - 01273 564444 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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