



Price
£675,000

Freehold

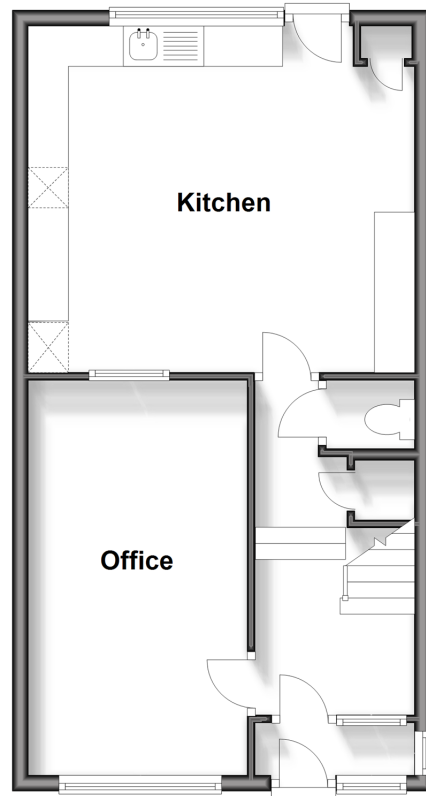
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**Hythe Road, Brighton,
East Sussex, BN1**

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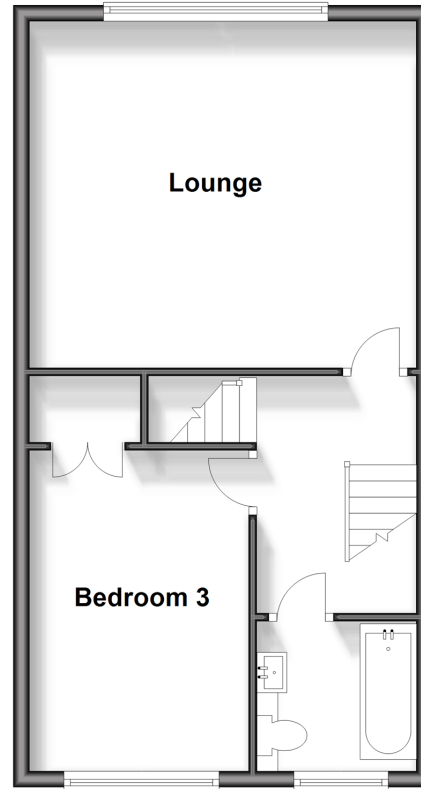
Ground Floor

Approx. 44.6 sq. metres (480.3 sq. feet)



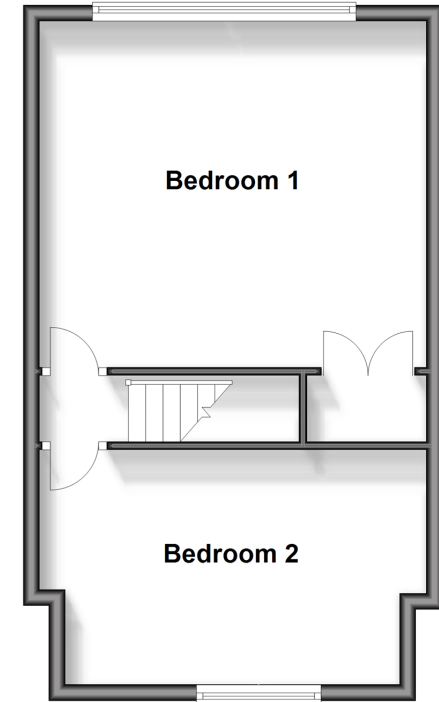
First Floor

Approx. 44.6 sq. metres (480.3 sq. feet)



Second Floor

Approx. 38.8 sq. metres (417.4 sq. feet)



Accommodation

GROUND FLOOR

Entrance Porch
Entrance Hall
Kitchen : 15'6 x 14'6 (4.73m x 4.42m)
Office : 16'3 x 8'9 (4.96m x 2.67m)
Separate Toilet

FIRST FLOOR

Landing
Lounge : 15'8 x 14'7 (4.78m x 4.45m)
Bedroom 3 : 15'7 x 9'9 (4.75m x 2.97m)
Bathroom

SECOND FLOOR

Landing
Bedroom 1 : 15'8 x 14'7 (4.78m x 4.45m)
Bedroom 2 : 13'2 x 9'0 (4.02m x 2.75m)

OUTSIDE

Front and Rear Garden



Main features

- Excellent size detached family home set over 3 floors
- Spacious throughout
- Stunning views across Brighton towards the sea
- Large sunny rear garden
- Popular Fiveways location, close to local schools



Nearest Schools

Primary Schools: Downs Junior School 0.5 miles, Balfour Junior School 0.6 miles, St Bernadette's Catholic Primary 0.9 miles
Secondary Schools: Vardean School 0.6 miles, Dorothy Stringer High School 1.0 miles



Transport Information

Train Stations: London Road 0.8 miles, Preston Park 1.0 miles, Brighton 1.5 miles



Address

Hythe Road, Brighton, East Sussex, BN1



Directions

For directions to this property please contact us.



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Call Fiveways Branch 01273 564444 ■ [cubittandwest.co.uk](https://www.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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