



Guide Price

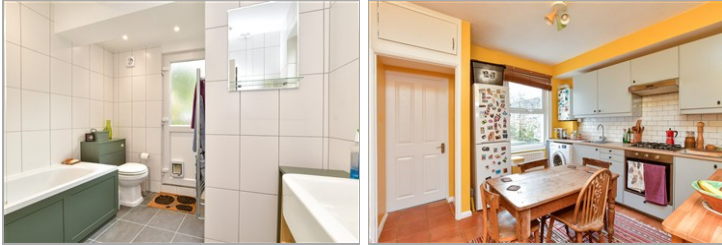
£325,000

Leasehold

2x  1x  1x 

**Sandown Road,
Brighton, East Sussex,
BN2**

cubitt & west
Helping you move forwards



Main features

- Spacious apartment in move in condition
- Ideal first time buy
- Quiet street in friendly area, which is still walking distance to the city and beach
- Private rear garden
- Kitchen large enough for a table, ideal for entertaining

Accommodation

GROUND FLOOR

Entrance Porch

Lounge : 12'11 into bay x 10'3
(3.94m x 3.13m)

Kitchen/Diner : 11'4 x 10'10 (3.46m x 3.30m)

Bedroom 1: 11'3 x 10'11 (3.43m x 3.33m)

Bedroom 2: 12'10 into bay x 7'0
(3.91m x 2.14m)

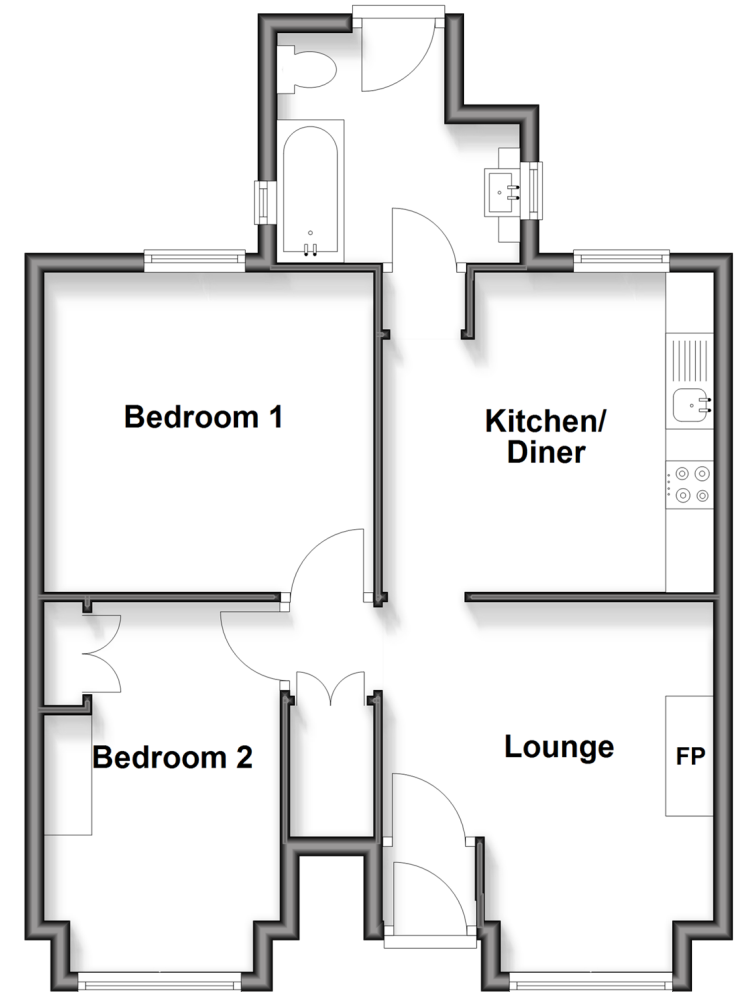
Bathroom

OUTSIDE

Front & Rear Garden

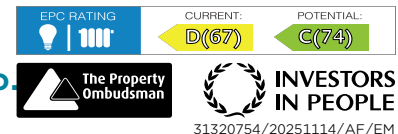
Ground Floor

Approx. 53.7 sq. metres (578.3 sq. feet)



Call Lewes Road Brighton - 01273 604377 ■ 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



31320754/20251114/AF/EM