



68 MILLCROFT
BRIGHTON, BN1 5HD

£825,000
FREEHOLD

Price Guide £825,000 - £850,000. Beautifully presented detached family home. This fantastic property benefits from a two storey rear extension creating bright and spacious accommodation comprising; five double bedrooms, modern bathroom and large shower room, office/ gym and superb open plan living area complete with bi fold doors opening onto the delightful rear garden. Additional benefits include off street parking for several cars and integral garage.

The location will certainly appeal to many with schools close by along with easy access to the A23/ A27. A regular bus service to the city centre runs close by, whilst Preston Park mainline station is approximately 1.5 miles away and provides regular links to London & beyond.

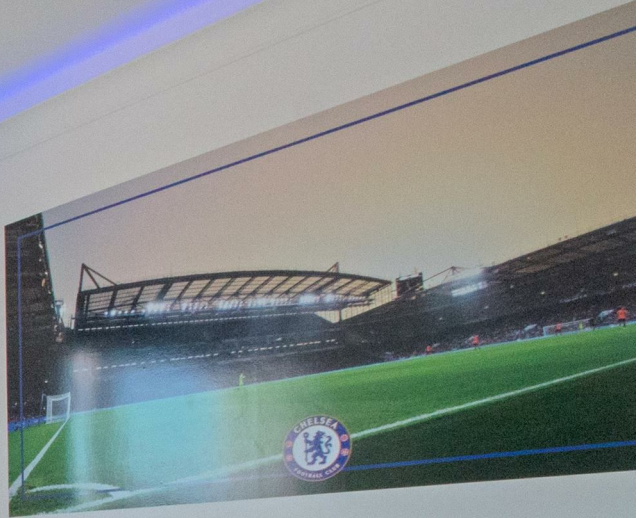
**Nicholas
James**

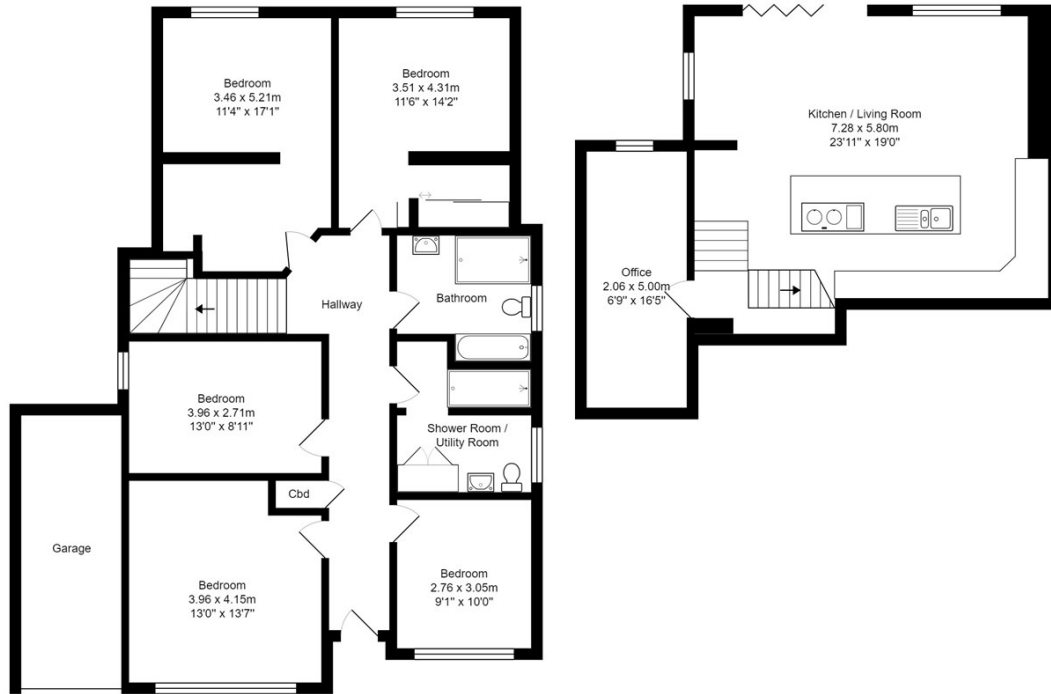
SALES LETTINGS AUCTIONS





STAMFORD
BRIDGE SWG
CHELSEA FOOTBALL CLUB





Milcroft
 Total Area: 159.8 m² ... 1721 ft² (excluding garage)
 All measurements are approximate and for display purposes only.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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