



12 RUSSELL HOUSE

BRIGHTON, BN1 2AU

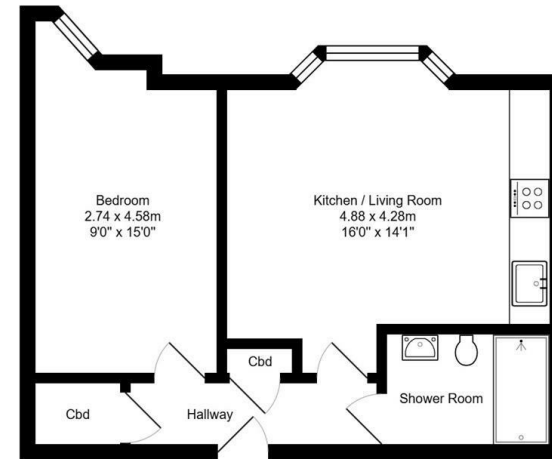
£290,000
LEASEHOLD

Fantastic first floor apartment located within this beautiful gated development. Good sized rooms and a clever layout combine to create a real sense of space and there is a feeling of luxury having been modernised to a high standard. The spacious accommodation comprises; good sized double bedroom, modern shower room and impressive open plan living space with newly fitted kitchen. Large bay windows to both the bedroom and living area add character and provide plenty of natural light. Additional benefits include optional secure gated parking and long lease. The building itself has a large entrance hall with welcome desk & concierge along with a passenger lift.

The area will certainly appeal to anyone looking to live right in the heart of the City whilst positioned quietly in an attractive mews. There are countless popular restaurants, cafes, bars and shops moments away in every direction and Brighton seafront is at the bottom of the road. Not forgetting Brighton Station and The Lanes within walking distance

Nicholas
James

SALES LETTINGS AUCTIONS



Russell House, Russell Mews, Brighton, BN1 2AU

Total Area: 41.0 m² ... 442 ft²

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			
(69-80) C			
(55-68) D		59	59
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

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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