

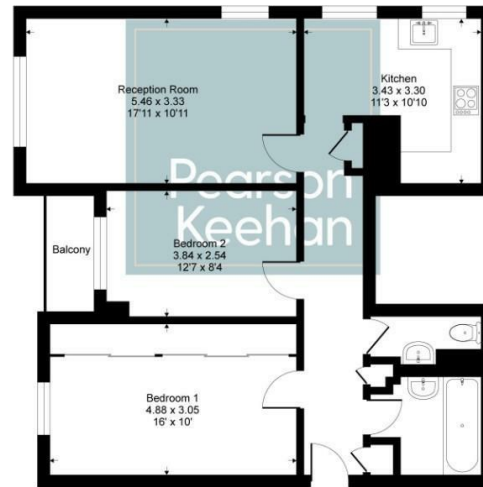
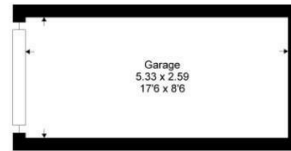


London Road, Patcham, BN1 8QW

Asking price £250,000 - Leasehold

Mandalay Court BN1

Approximate Gross Internal Area = 71.8 sq m / 773 sq ft
Approximate Garage Internal Area = 12.9 sq m / 139 sq ft
Approximate Total Internal Area = 84.7 sq m / 912 sq ft



Third Floor

IN

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Council Tax:

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This spacious, two-bedroom apartment is located on the third floor of a highly sought-after, purpose-built block. It features a bright balcony, private parking space, and a garage.

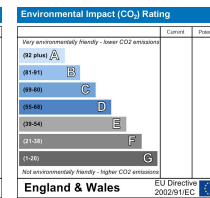
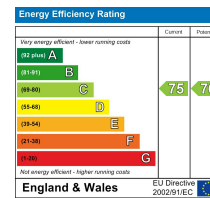
Upon entering through the generous entrance hall, you'll find two ample double bedrooms, a modern kitchen, a bright and expansive living area, and a contemporary bathroom with a separate WC. The balcony offers a lovely view of the well-maintained communal gardens and the greenery of Withdean Park, providing an ideal spot for relaxation.

The property is ideally situated with easy access to the A23 and A27, and excellent bus links to Brighton City Centre. It is also conveniently close to Preston Park Railway Station. Withdean Park, located just across the road, offers a beautiful green space perfect for enjoying sunny days. Additionally, a variety of local amenities and popular schools are easily accessible.

For added convenience, the property includes a private allocated parking space and a garage.

The property is also sold with the added benefit of no onward chain.

Current lease is 48yrs, as part of the sale the lease will be increased to 138yrs.



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