



12 Princes Road

Brighton, BN2 3RH

**Guide price £585,000**





# 12 Princes Road, Brighton, BN2 3RH



## Description

Guide Price £585,000 to £600,000

Welcome to this charming property located on Princes Road in the vibrant city of Brighton. This 3 bedroom mid-terrace house boasts a delightful Victorian architecture that is sure to captivate your heart.

As you step inside, you are greeted by a warm and inviting reception room, perfect for entertaining guests or simply relaxing with your loved ones. With three cosy bedrooms spread across three floors, there is ample space for a growing family or those in need of a home office.

The property features a stunning bathroom suite that exudes elegance and style, adding a touch of luxury to your daily routine. Additionally, the house is in excellent order throughout, ensuring a hassle-free move-in experience.

This property is located in the popular Roundhill Conservation area between the Fiveways and the popular 'Level area'. There are local shops and cafes situated nearby at Preston Circus and it's only a stroll away from Down's junior and infant schools which have excellent reputations, a stone's throw away from the bustle of the City, yet far enough removed to take a quiet and more peaceful ambience. Central Brighton is close enough for a pleasant walk or just pop on the bus for a short ride into the City Centre. The area has many popular gastro pubs including 'The Roundhill', 'Signalman' and the 'Open House'. Nearby Lewes and London Road have an abundance of local shops and supermarkets. Both Brighton mainline and London Road train stations are within easy walking distance with their commuter links to Gatwick Airport and London.





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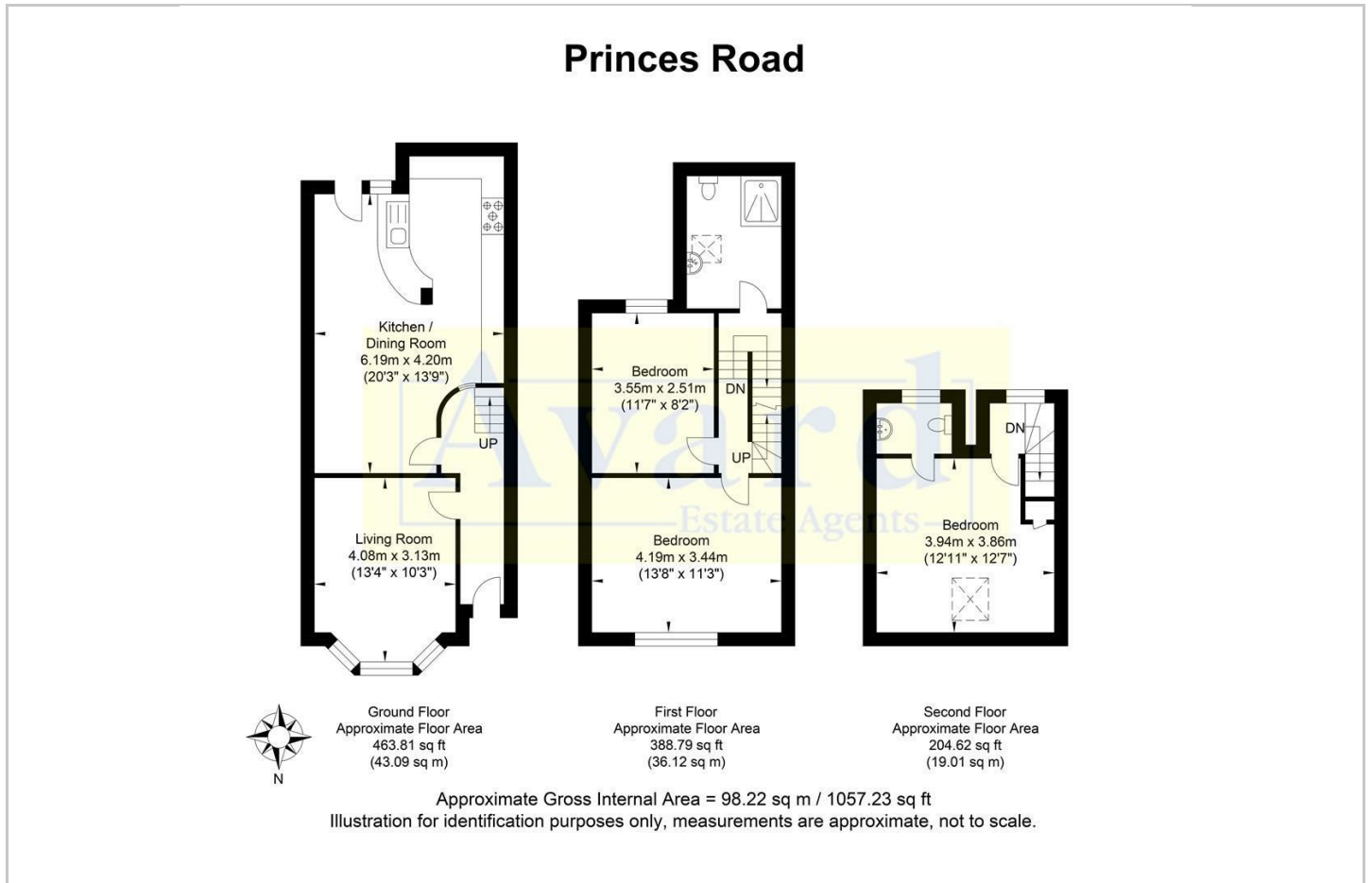


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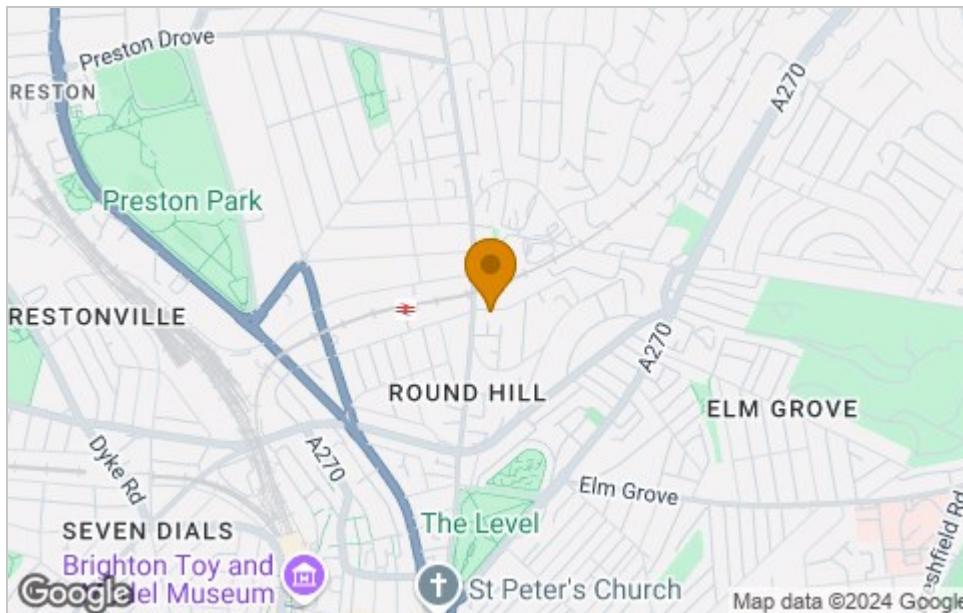




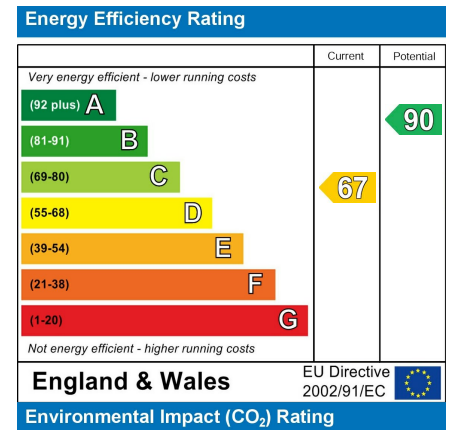
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Avard Estate Agents Office on 01273696000 if you wish to arrange a viewing appointment for this property or require further information.

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