

ard
Estate Agents



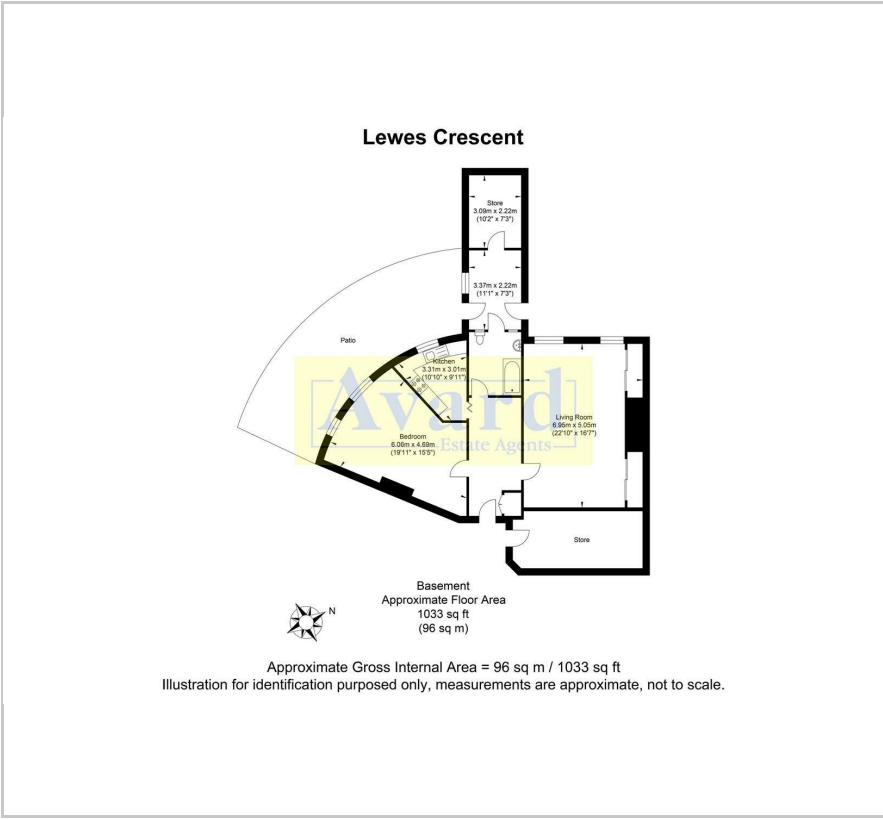
16 Lewes Crescent

Brighton, BN2 1GB

Offers over £350,000



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.

- Chain Free
- Close To Sea Front
- Access To Private Gardens
- One Of The Most Prestigious Addresses In Brighton
- Share Of Freehold
- Regency Apartment
- Private Patio Garden
- Close To Kemp Town Village

Situated in the heart of the prestigious Lewes Crescent in Brighton, this charming one-bedroom Regency apartment is a true gem waiting to be explored. The property boasts a spacious reception room, a bedroom, a modern bathroom and a stylish kitchen adorned with elegant brass fittings. A standout feature of this flat is the expansive private patio, a rare luxury in this coveted location. Picture yourself relishing outdoor meals, hosting gatherings, or simply unwinding in the fresh air just steps from your door.

The interiors are bathed in natural light, creating a welcoming ambiance, while the neutral decor provides a blank canvas for you to infuse your personal style and create a space that truly reflects your taste. Situated a stone's throw away from Kemp Town Village, you'll have a bustling community, local amenities, and eateries right at your doorstep. When you crave a tranquil escape, the beach is a short stroll away, offering a peaceful retreat whenever you need.

With ample storage space thoughtfully integrated throughout the flat, keeping your belongings organised will be effortless. Additionally, easy access to frequent buses connecting to Brighton Station makes commuting a breeze, allowing you to explore the city and its surroundings with utmost convenience.

Moreover, residents of this flat have exclusive access to The Enclosures, a private oasis spanning six acres of beautifully landscaped gardens shared only with the residents of Sussex Square, Lewes Crescent, Arundel Terrace, and Chichester Terrace. These enchanting gardens, nestled in the East Cliff conservation area,



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.