

Avard
Estate Agents



6 Walpole Terrace

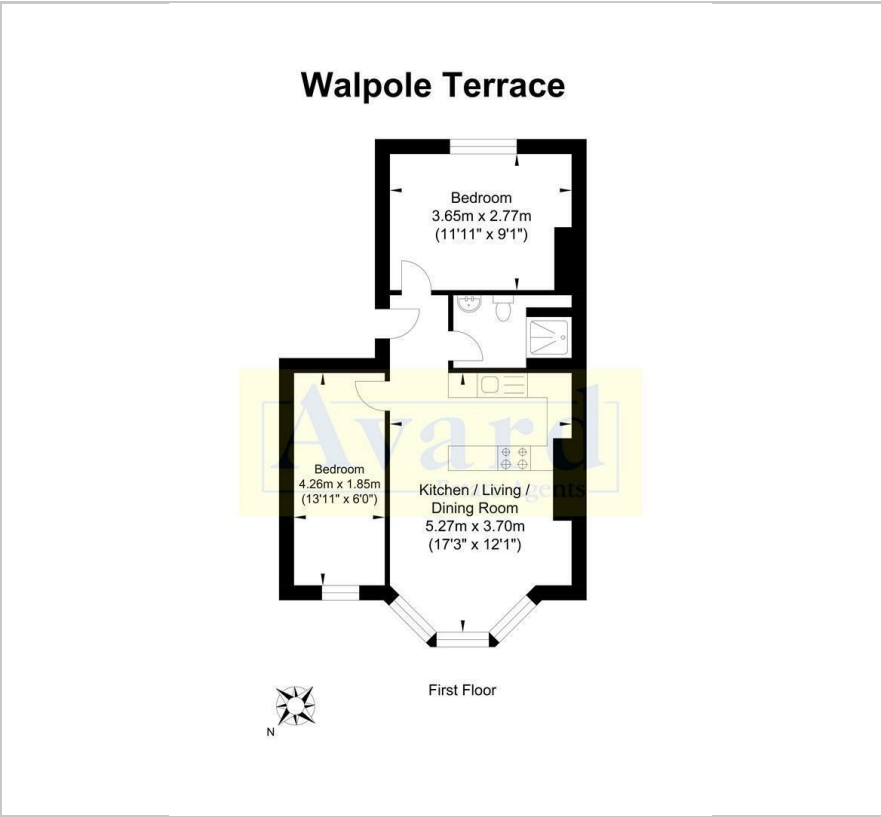
Brighton, BN2 0EB

£300,000



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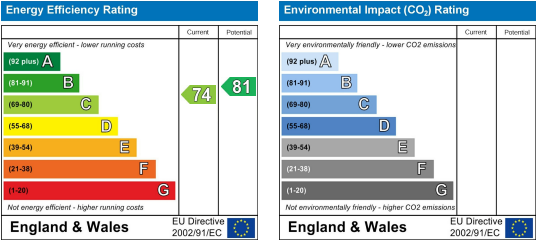
Floor Plan



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.



Avard Estate Agents are pleased to present this charming two-bedroom first-floor apartment located on Walpole Terrace in the vibrant area of Brighton. Nestled within a stunning Victorian terrace building, this property boasts far-reaching views over the playing fields of Brighton College, enhancing its appeal. A new 164-year lease is being granted, providing peace of mind for prospective buyers.

The apartment is ideally situated near the lively Kemptown village, known for its delightful selection of boutique shops, gastro pubs, and inviting cafés. The beautiful Brighton seafront and promenade are just a short stroll away, where residents can enjoy the newly constructed heated Olympic-size outdoor swimming pool. The ongoing regeneration of Kemptown's seafront, including a brand-new boardwalk, promises to enhance the area further.

Convenience is key, with nearby bus routes offering easy access to the entire city, as well as Brighton mainline train station, which provides direct services to Gatwick Airport and London. For those who appreciate green spaces, Queens Park is just around the corner, featuring open areas, a café, and tennis courts. Additionally, Sussex County Hospital is within close proximity.

The accommodation itself comprises a communal entrance leading to the first floor, where you will find an open-plan living and kitchen area, complete with a charming westerly aspect bay window that fills the space with natural light. The apartment includes two bedrooms and a modern walk-in shower room, along with a



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