



4A Stanford Road

, Brighton, BN1 5DJ

**Guide price £450,000**





# 4A Stanford Road, Brighton, BN1 5DJ



## Description

Guide Price £450,000-£475,000

Nestled on Stanford Road in the vibrant city of Brighton, this charming house, built in 1986, offers a superb opportunity to acquire a modern living and dining space. Spanning 698 square feet, the property has been finished to a high standard, and viewing is essential to appreciate the meticulous attention to detail throughout.

Upon entering, you are welcomed by your own street entrance leading into a spacious hallway. The open-plan design seamlessly connects the living area with a modern kitchen, creating an inviting space perfect for both relaxation and entertaining. The property features two generously sized double bedrooms, providing ample space for rest and privacy. A contemporary bathroom adds to the modern comforts of this home.

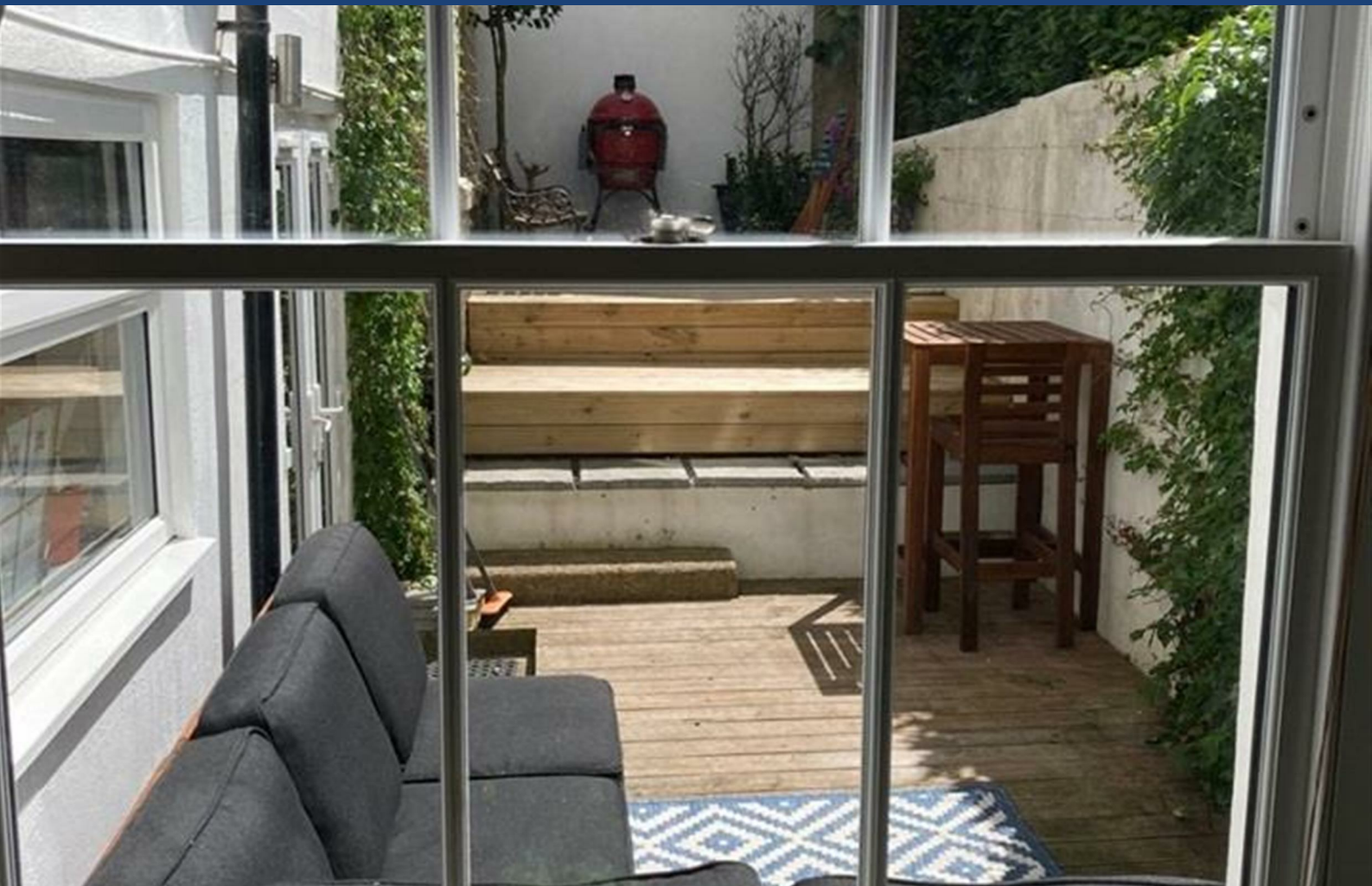
At the rear, a decked garden offers a tranquil outdoor retreat, ideal for enjoying the fresh air or hosting gatherings with friends and family. Forming part of a Victorian period building, this residence is situated in a peaceful enclave of attractive terraces, enhancing the home's appeal.

The location is particularly advantageous, being just a short stroll from the cosmopolitan shops, bars, and cafés of the 7 Dials. This makes it a prime choice for professionals, investors, and small families alike. Additionally, the nearby schools are highly regarded, making it an excellent option for families seeking quality education for their children.

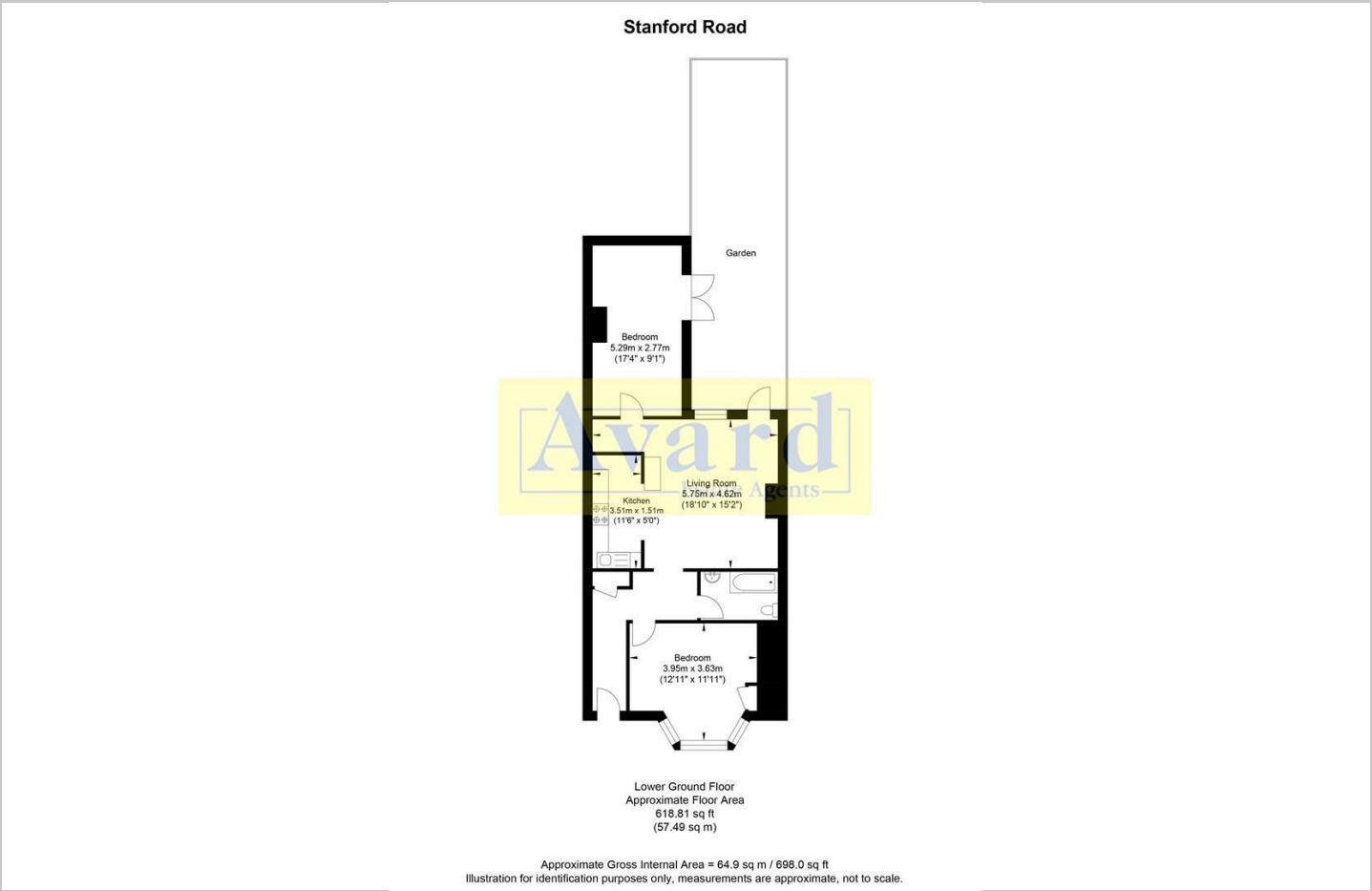
For those commuting, Brighton mainline train station is within walking distance, offering convenient links to Gatwick Airport and London. This property truly represents a wonderful opportunity to embrace the vibrant lifestyle that Brighton has to offer.



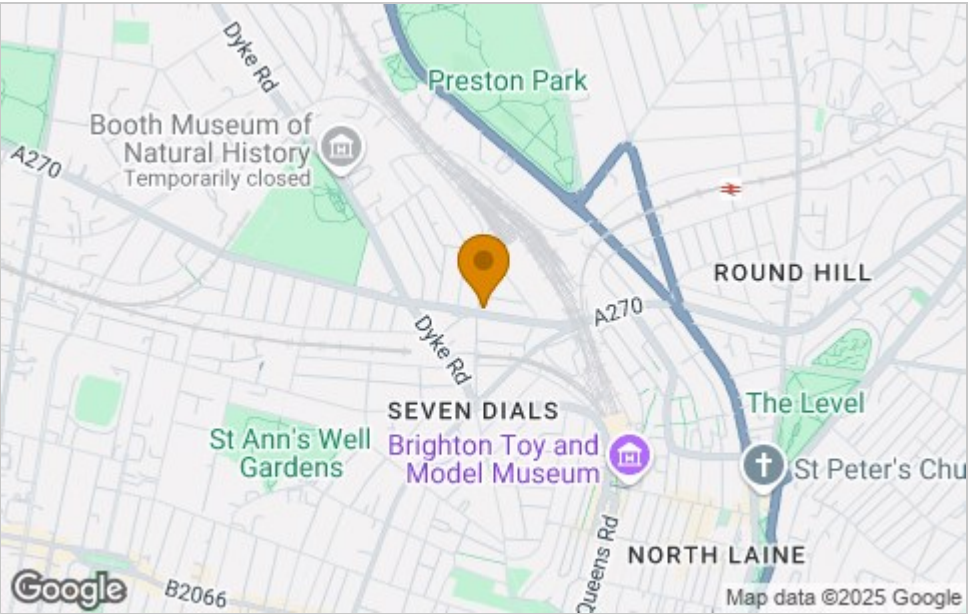




Floor Plan



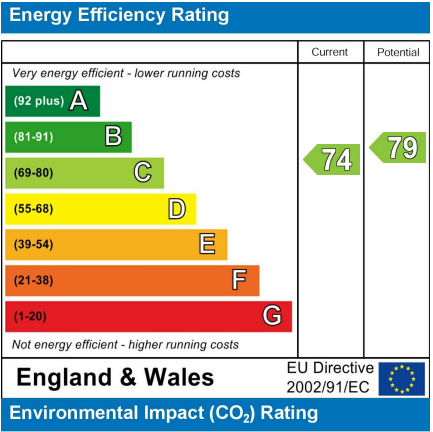
Area Map



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.

Energy Efficiency Graph



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