



Green Ridge, Brighton, BN1 5LL
Offers Over £700,000



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SELLING HOMES
IN BRIGHTON
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Offers Over £700,000

A truly stunning three-bedroom detached bungalow, situated in the sought-after area of Westdean, just moments from South Downs with easy access to the A27 and A23. The property greatly benefits from off-road parking for two cars and a beautiful, newly renovated private rear garden.





Further Information

This delightful property is approached via an attractive front garden and driveway, with the accommodation comprising an entrance hallway, spacious master bedroom, second double bedroom, modern family bathroom, and a separate cloakroom. At the rear, spanning the full width of the property, is an impressive open-plan kitchen, living, and dining area extending into a conservatory, with a third double bedroom accessed from this space. The newly renovated rear garden, finished to an excellent standard, can be accessed via the kitchen or gated side access.

The property is immaculately presented throughout and benefits from previously approved planning permission to extend into the loft, converting it into a four-bedroom house and providing excellent potential for further development.

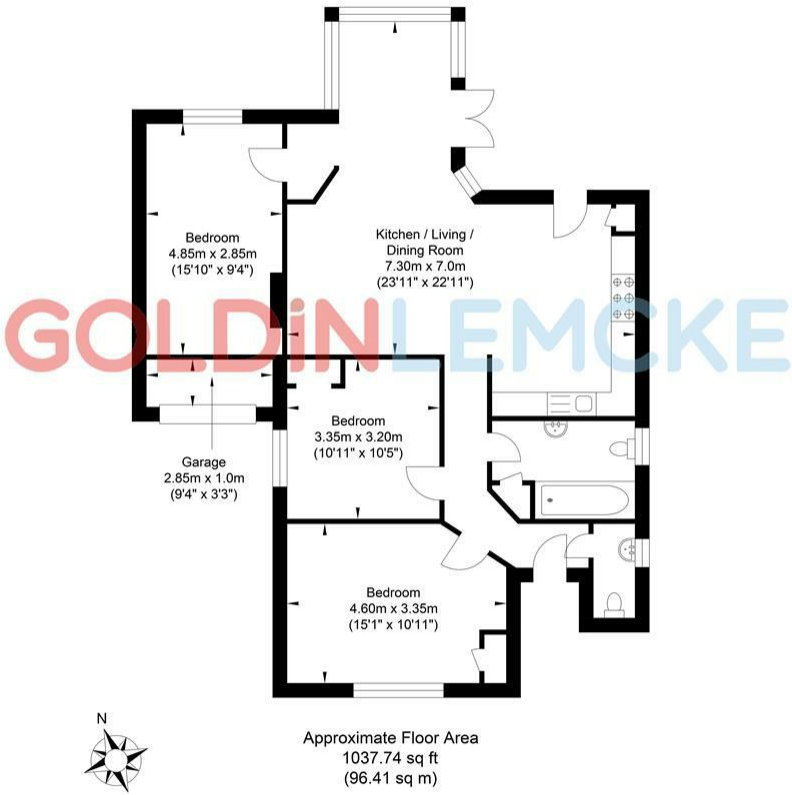
Green Ridge in Brighton is a popular residential area known for its open green spaces and convenient location. Sitting on the edge of the South Downs, it offers easy access to the countryside while remaining well connected to the city. The A27 and A23 are close by, providing straightforward routes in and out of Brighton, and nearby Patcham offers local shops, schools, and other amenities. Brighton city centre is a short drive or bus ride away, making Green Ridge a well-placed choice for those looking for a quieter setting whilst remaining close to all amenities.



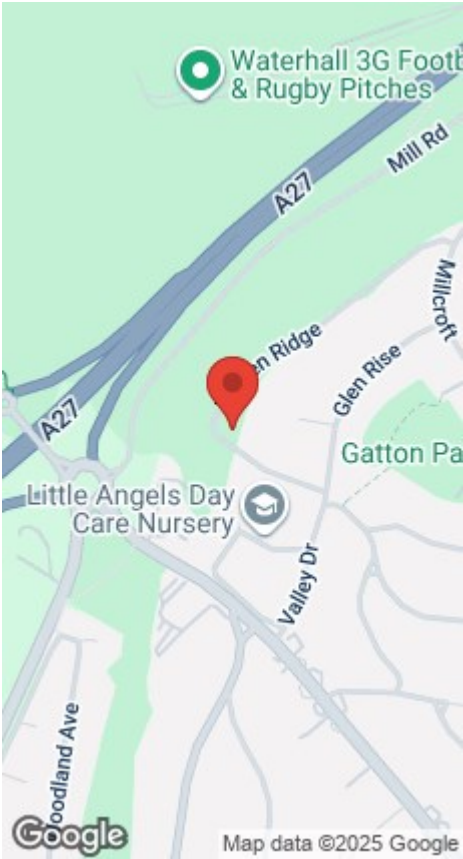
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Approximate Gross Internal Area = 96.41 sq m / 1037.74 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



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SELLING SOMETHING SIMILAR?

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	48	78
England & Wales		EU Directive 2002/91/EC

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