



Springfield Road, BN2

£495,000

**ASTON
VAUGHAN**
Sales and Lettings

INTRODUCING

Springfield Road, BN2

3 Bedroom | 2 Bathroom | 943 sq ft |

Nestled in a highly sought-after location, this exceptional three-bedroom, two-bathroom split-level apartment at 48 Springfield Road, East Sussex, offers a superb opportunity for discerning buyers. Having undergone a comprehensive and meticulous refurbishment throughout, this property presents a pristine and contemporary living space, ready for immediate occupation.

Upon entering, you are immediately struck by the bright and airy ambiance, a characteristic enhanced by the abundant natural light that floods every room. The thoughtful layout of this split-level apartment maximises both space and privacy, creating a truly comfortable home. The main reception room provides a versatile area for relaxation and entertaining, finished to an impeccable standard with fresh decor and new flooring.

At the heart of this home is the newly fitted, modern kitchen. Designed with both aesthetics and functionality in mind, it features sleek cabinetry, high-quality integrated appliances, and ample worktop space, making it a joy for any aspiring chef. This contemporary space is perfect for preparing meals and enjoying casual dining.

The apartment boasts three well-proportioned bedrooms, offering flexible accommodation options for families, couples, or those requiring a dedicated home office. The master bedroom is a true sanctuary, benefiting from its own stylish en suite bathroom, providing a private retreat. The additional two bedrooms are equally inviting, sharing access to a beautifully appointed family bathroom, also newly fitted with modern fixtures and finishes.







Every detail of the refurbishment has been carefully considered, from the fresh paintwork and new flooring to the updated electrical and plumbing systems, ensuring a hassle-free living experience for the new owners. The quality of craftsmanship is evident throughout, promising a home that is both elegant and durable.

The location of 48 Springfield Road is undeniably one of its greatest assets. Situated within easy reach of Preston Circus, residents will benefit from a vibrant array of local amenities, including independent shops, cafes, and restaurants. The expansive green spaces of Preston Park are just a short stroll away, offering perfect opportunities for outdoor recreation, leisurely walks, and family picnics. Furthermore, the property's proximity to the city centre ensures convenient access to a wider range of shopping, dining, and entertainment options, as well as excellent transport links.

This property represents an outstanding chance to acquire a turn-key home in a prime East Sussex location. With its generous proportions, high-quality finishes, and desirable features, this apartment is sure to attract considerable interest. Early viewing is highly recommended to fully appreciate the exceptional standard of living on offer.





OWNER'S THOUGHTS

"Perfect if you need rapid or regular access to Gatwick or London as the station is a 10-12 minute walk, this is a popular area full of professionals and families where you are never far from a coffee and a croissant -or a bistro pub. Preston Park, which hosts events in the arts festivals, the shops and restaurants of Preston Circus and fashionable open air market and legendary North Laine are a short walk, the sports facilities and fun runs of Preston Park are a 5 minute stroll, and local buses take you straight into or out of the city."

Education:

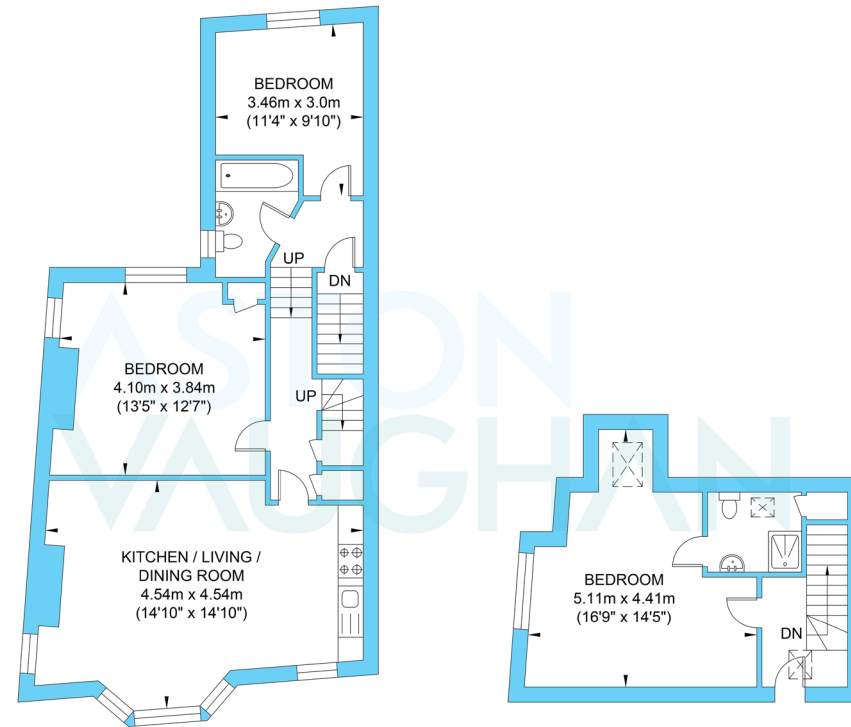
The Downs Infant, The Downs Junior

Varndean High, Dorothy Stringer

Varndean 6th Form College, BIMM, MET

Private Schools: Brighton College, Brighton Girls, Brighton Waldorf

Springfield Road



First Floor
Approximate Floor Area
673.49 sq ft
(62.57 sq m)

Second Floor
Approximate Floor Area
270.28 sq ft
(25.11 sq m)

Approximate Gross Internal Area = 87.68 sq m / 943.77 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.