

32 Regent Street

Brighton, BN1 1UU













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Guide price £300,000 - £350,000

TWO BED | TWO BATHROOMS | NO CHAIN!

A spacious and well-presented chain-free, two-bedroom, two-bathroom second-floor apartment, offering approximately 861 sq ft (80 sq m) of accommodation in the heart of Brighton city centre.

Situated within the contemporary Boulevard House development on Regent Street, this generously proportioned apartment offers an excellent combination of space, comfort and convenience, with Brighton's vibrant shopping, dining and entertainment scene right on the doorstep.

The accommodation is arranged around a welcoming entrance hall, leading through to an impressive open-plan living, dining and kitchen area. Measuring approximately 22'6" x 19'10", this superb space provides ample room for both relaxing and entertaining, with large windows allowing plenty of natural light to fill the room.

The kitchen is thoughtfully arranged with an extensive range of light wood-effect wall and base units, generous worktop space and integrated cooking appliances. A breakfast bar provides a natural divide between the kitchen and living area, while maintaining the sociable, open-plan feel.

There are two well-proportioned bedrooms, both offering comfortable accommodation. The principal bedroom benefits from fitted wardrobe storage and its own en-suite shower room, while the second bedroom is equally versatile, making an ideal guest bedroom, home office or additional double bedroom.

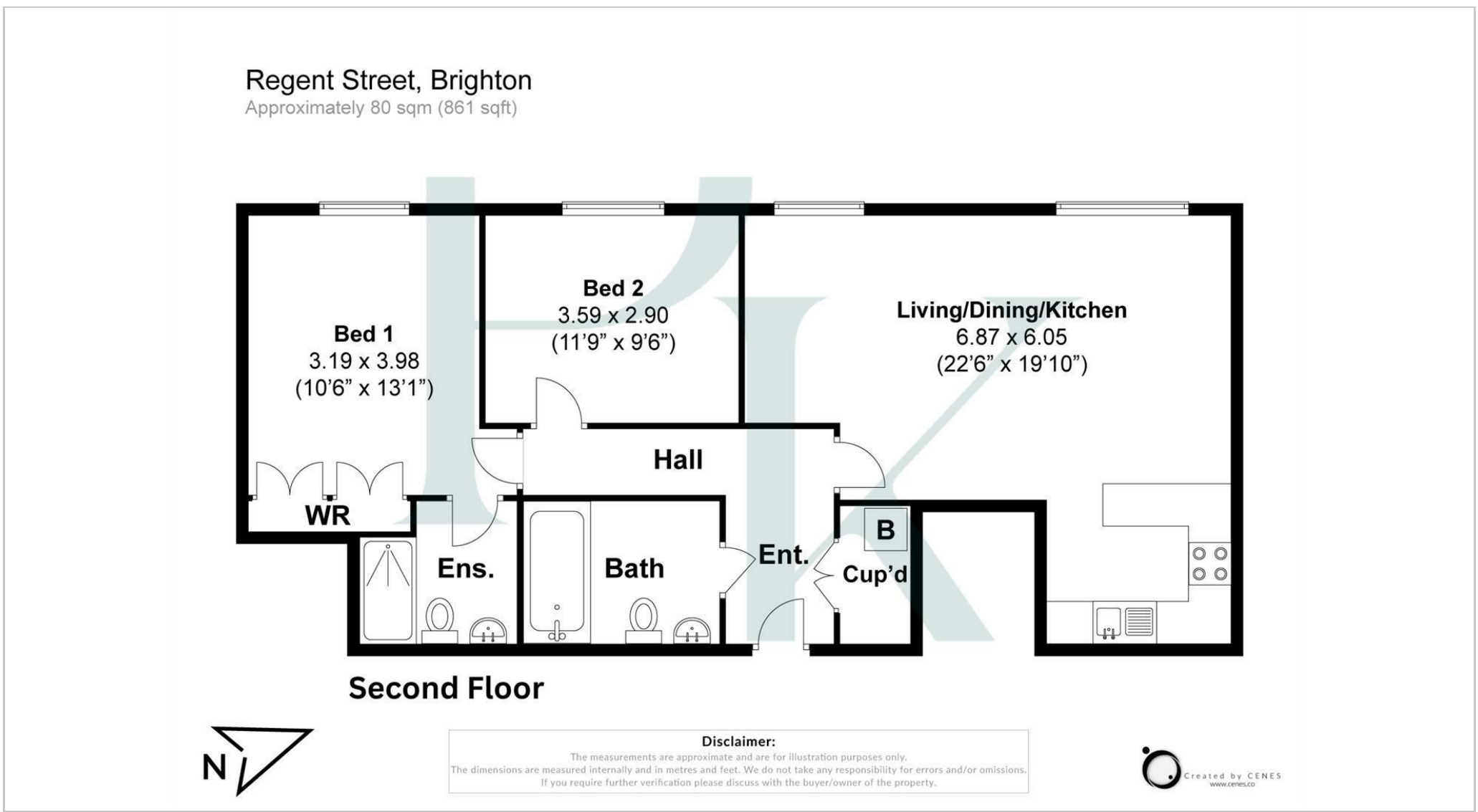
A separate family bathroom, fitted with a bath and overhead shower attachment, wash basin and WC, serves the remainder of the apartment. Additional storage is provided by a useful hallway cupboard.

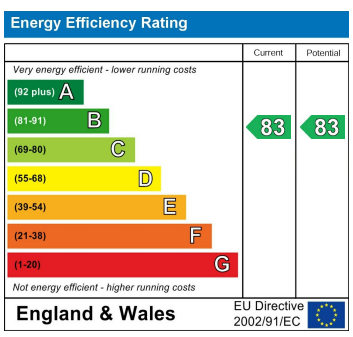
Boulevard House enjoys an enviable central location, just moments from the independent boutiques, cafés and restaurants of the North Laine, as well as the extensive shopping facilities of Churchill Square and the surrounding city centre. Brighton railway station is within easy walking distance, providing convenient connections to London and beyond, while the seafront, Brighton Palace Pier and the city's famous beach are also readily accessible.

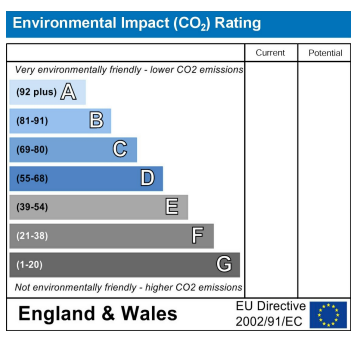
Offering generous accommodation in an exceptionally convenient location, this apartment presents an excellent opportunity for those seeking a centrally located Brighton home.











Pearson Keehan