



Guide Price

£800,000

Freehold

3x  1x  2x 

**Southdown Avenue,
Brighton, East Sussex,
BN1**

cubitt & west
Helping you move forwards



Main features

- Beautifully presented and extended family home
- Located in friendly community of Fiveways
- Local shops, coffee shops and pubs
- Brighton city and station just a walk away
- Good schools and popular parks close by

Accommodation

GROUND FLOOR

- Entrance Porch
- Entrance Hall
- Lounge/Dining Area : 25'9 x 12'5 (7.85m x 3.79m)
- Kitchen/Breakfast Room : 16'1 x 13'10 (4.91m x 4.22m)

FIRST FLOOR

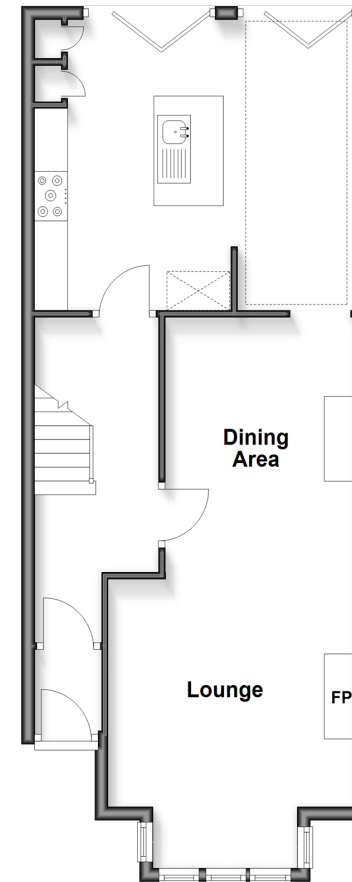
- Landing
- Bedroom 1 : 16'1 into bay x 14'1 (4.91m x 4.30m)
- Bedroom 2 : 11'10 x 8'7 (3.61m x 2.62m)
- Bedroom 3 : 11'2 x 9'1 (3.41m x 2.77m)
- Bathroom

OUTSIDE

- Front & Rear Garden

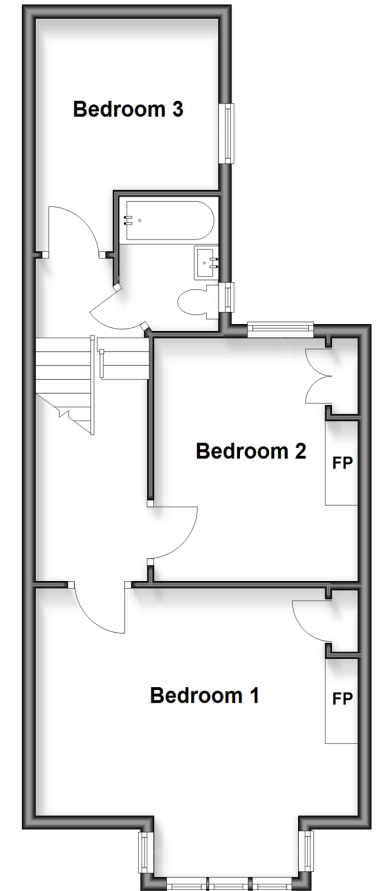
Ground Floor

Approx. 57.4 sq. metres (618.0 sq. feet)



First Floor

Approx. 49.5 sq. metres (533.2 sq. feet)



Call Fiveways - 01273 564444 ■ cubittandwest.co.uk

- A private rental licensing scheme applies to some properties in this area, please check with the Local Authority before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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