



Guildford Road, Brighton, BN1 3LW

Offers Over **£200,000**



Property Type: Flat

Bedrooms: 1

Bathrooms: 1

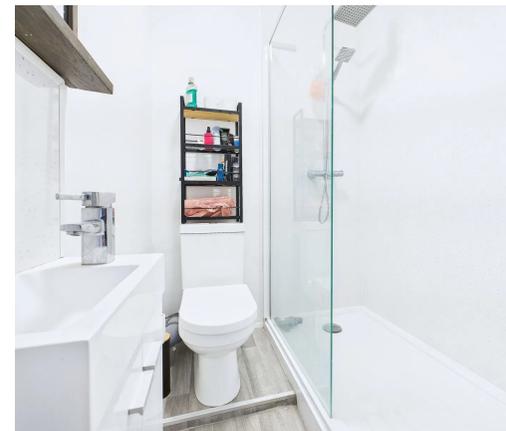
Receptions: 1

Tenure: Share of Freehold

Council Tax Band: A

- Second Floor Apartment
- No Chain
- Share of Freehold
- Living Room
- Separate Modern Kitchen
- Bedroom
- Modern Shower Room
- Moments From Brighton Station

Second floor apartment offered with no chain and a share of freehold. Moments from Brighton station.





INTERNAL

A fantastic opportunity to purchase a well-presented one-bedroom second floor apartment situated in a highly sought-after central Brighton location. Offered with no onward chain and a valuable share in the freehold, this property is ideal for first time buyers, commuters, or as a buy to let investment.

The property is accessed via a well maintained communal hallway leading to the second floor. Inside, a welcoming entrance hall provides access to all rooms. There is a bright living room to the front, while the separate kitchen is fitted with a range of units and work surfaces. The apartment is completed with a bedroom and modern shower room.

LOCATION

Guildford Road is perfectly positioned just moments from Brighton Station, making it ideal for London commuters and those who enjoy the city's vibrant lifestyle. The famous seafront, North Laine, and an array of shops, cafés, restaurants, and bars are all within easy walking distance.





Whilst we endeavour to make our properties particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishing, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.