



- A fantastic first floor two-bedroom apartment
- Bathroom and shower room
- Utility room and garage
- Quiet residential area
- Excellent decorative order throughout

Mill Rise, Brighton, BN1 5GG

Guide Price £300,000 - £325,000

An amazing first floor apartment which has been beautifully modernised and presented throughout is located in the ever so popular residential Westdene area. Preston Park station and access to the A23/A27 are all nearby for your convenience. This is the perfect first home or investment purchase!



Property Description

This fantastic first-floor two-bedroom apartment is situated in a highly desirable area near Preston Park station, offering easy access to the A23 and A27.

The apartment has been beautifully modernised and is presented throughout in excellent condition. Upon entering, you'll find a spacious sitting, two generously sized double bedrooms, each equipped with built-in wardrobe space. The delightful kitchen features a breakfast area and provides access to a convenient utility space.

The property also boasts a charming family bathroom, a separate shower room, and an additional WC, making it both practical and inviting for comfortable. This really would make a stunning first home and should be viewed to be fully appreciated.



Accommodation

FIRST FLOOR

ENTRANCE HALL

SITTING ROOM

13' 9" x 12' 6" (4.19m x 3.81m)

BEDROOM 1

17' 0" x 12' 6" (5.18m x 3.81m)

BEDROOM 2

13' 9" x 11' 9" (4.19m x 3.58m)

WC

BATHROOM

KITCHEN/BREAKFAST ROOM

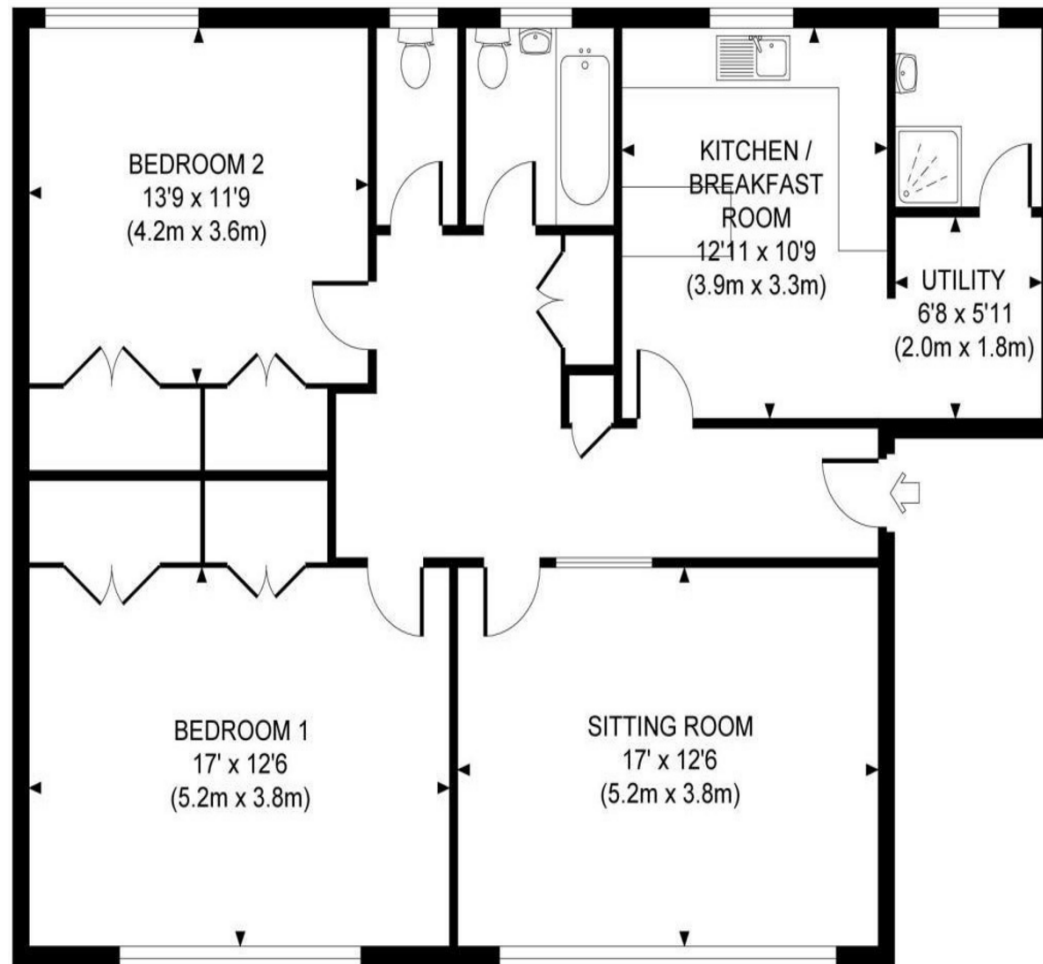
12' 11" x 10' 9" (3.94m x 3.28m)

UTILITY ROOM

SHOWER ROOM



Approximate Gross Internal Area
1121 sq ft / 104.1 sq m



FIRST FLOOR

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

112 Western Road
Brighton
East Sussex
BN1 2AB

www.phillipsandstill.co.uk
01273 771111
westernrd@phillipsandstill.co.uk

Mon-Fri: 8.30am - 6pm
Sat- : 9am - 4pm

