



Price

£315,000

Leasehold

2x 1x 1x

**Pankhurst Avenue,
Brighton, East Sussex,
BN2**

cubitt & west
Helping you move forwards



Main features

- **Modern and well-presented block with passenger lift**
- **Sunny balcony with views**
- **Communal roof terrace and courtyard space**
- **Allocated parking**
- **Central yet quiet location, Brighton city and beach are walkable, as is Queens Park**

Accommodation

SECOND FLOOR

Entrance Hall

Lounge : 19'0 x 12'6 (5.80m x 3.81m)

Balcony

Kitchen: 14'6 x 7'7 (4.42m x 2.31m)

Bedroom 1 : 14'8 x 9'11 (4.47m x 3.02m)

Bedroom 2: 14'9 x 9'4 (4.50m x 2.85m)

Bathroom

OUTSIDE

Allocated Parking

Bike storage

Communal Roof Terrace

Second Floor

Approx. 80.1 sq. metres (862.6 sq. feet)



Call Lewes Road Brighton - 01273 604377 ■ cubittandwest.co

■ 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