



**FOSTER**  
& **CO.**

# Westfield Close

Brighton, BN1 8EN

**Asking price £475,000**

A beautifully presented three bedroom, two bathroom semi detached chalet bungalow, ideally positioned in a sought after residential location with off street parking, detached garage and delightful wrap around rear garden.

This versatile home offers bright and spacious accommodation throughout, with a generous living/dining room, modern fitted kitchen with direct access onto the garden, family bathroom and three bedrooms arranged across both floors.

The standout feature of the property is undoubtedly the impressive principal bedroom suite occupying the first floor. This stunning space benefits from an en suite shower room and breathtaking elevated views across the surrounding area, enjoyed through the large feature windows and balcony-style opening creating a truly unique and relaxing retreat.

Externally, the property enjoys a well maintained rear garden with patio and lawned areas, ideal for entertaining or family use, while to the front there is off street parking leading to the detached garage.

Situated within easy reach of local shops, schools and transport links, this attractive chalet bungalow offers flexible accommodation perfectly suited to families, downsizers or those seeking a home with character and exceptional views.



- Three Bedrooms
- Detached Garage With Off Street Parking
- Spacious Living/Dining Room
- En Suite Shower Room To The Main Bedroom
- Two Bathrooms
- Sought After Residential Cul De Sac Location
- Stunning Principal Bedroom With Far Reaching Views
- Modern Fitted Kitchen With Garden Access

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

# WESTFIELD CLOSE

Approx. Gross Internal Floor Area (Excluding Garage) = 94.75 sq m / 1019.88 sq ft  
Illustration for identification purposes only, measurements are approximate, not to scale.



**GARAGE**  
Approximate Floor Area  
124.21 sq ft  
(11.54 sq m)

**GROUND FLOOR**  
Approximate Floor Area  
638.62 sq ft  
(59.33 sq m)

**FIRST FLOOR**  
Approximate Floor Area  
381.26 sq ft  
(35.42 sq m)



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All measurements are approximate



