



Brighton, BN1 5FF

Guide price £775,000

This beautifully presented three bedroom family home offers stylish, contemporary living throughout, complemented by a stunning landscaped garden and versatile detached garden office.

The heart of the home is the impressive open plan kitchen and dining room, thoughtfully designed with a central island, sleek modern cabinetry and doors opening directly onto the sun terrace, creating a seamless connection between indoor and outdoor living. The separate reception room provides a cosy retreat, featuring a bay window and wood burner, while a convenient ground floor cloakroom completes the accommodation.

Upstairs, the property offers three well proportioned bedrooms and a family bathroom, all finished to an excellent standard.

Externally, the rear garden has been expertly landscaped to create a series of attractive outdoor spaces. A large paved entertaining terrace provides the perfect setting for al fresco dining, leading to a generous lawn and elevated seating area. At the rear of the garden sits a detached garden office with its own WC, offering an ideal space for home working, a gym, studio or hobby room.

Further benefits include a private driveway and attractive front garden.

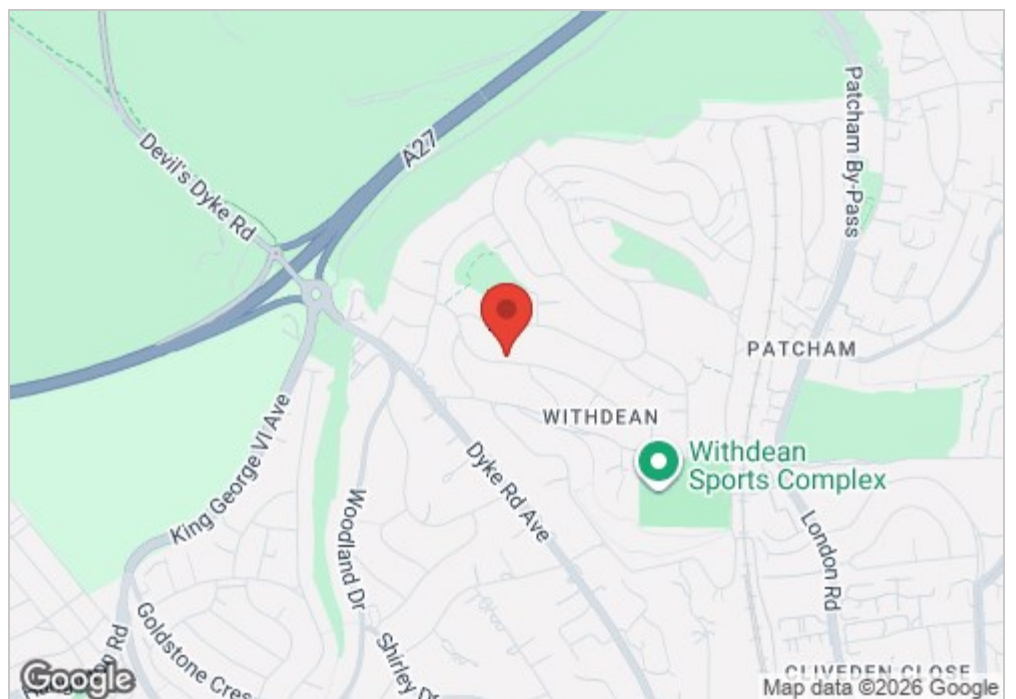
This is a wonderful family home that perfectly balances character and contemporary design, offering versatile accommodation and exceptional outdoor space in a desirable location.

- Three Bedrooms
- Off Street Parking
- Open Plan Kitchen Dining Room
- Ground Floor Cloakroom
- Garden Office
- Landscaped Garden
- Beautifully Presented Throughout
- 1,179 Sq Ft

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> 		70	78
<i>Not energy efficient - higher running costs</i>			

England & Wales

EU Directive
2002/91/EC



Approx. Gross Internal Floor Area (Excluding Outbuilding) = 109.56 sq m / 1179.29 sq ft
Illustration for identification purposed only, measurements are approximate, not to scale.



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