



70 Chester Terrace, Brighton, BN1 6GD

BEAUMONTS
ESTATE AGENTS

SUMMARY OF ACCOMMODATION

Ground Floor: Entrance Hall * Through Living Room * Kitchen/breakfast Room * Conservatory * Outside W.C

First Floor: Spacious Landing * Three Bedrooms * Shower Room * Separate W.C

Top Floor: Loft Room

Outside: Front Garden with established shrubs, lovely walled rear garden with lawn, flower borders and patio area.

Situated in the ever-popular Fiveways neighbourhood, this attractive four-bedroom mid-terraced period home offers generous accommodation and classic bay-fronted charm.

The property would benefit from some updating, but its proportions, layout and original features provide an excellent foundation for buyers looking to make their mark.

The ground floor features a bright bay-fronted living/dining room with wooden shutters, a large kitchen/breakfast room, and a conservatory leading out to a lovely rear garden.

The first floor offers three bedrooms, a shower room and a separate W.C, while the top floor provides a further loft room ideal as a fourth bedroom, home office or studio.

The property also benefits from gas central heating. Outside, the rear garden offers a peaceful space ready to be shaped to your taste



This lovely property is situated in this highly sought after tree lined residential road located in the Fiveways/Preston Park area of Brighton. There is an excellent range of local shopping within walking distance including a Post office, Butcher, Baker, Greengrocer, Deli and Co Op. Also within walking distance are excellent schools for children of all age groups. There is excellent public transport within easy reach providing access to Brighton City Centre and the A27. Preston Park mainline railway station, with a direct service to London Victoria is just a short walk away and Brighton seafront with its fine recreational facilities and bathing beaches being approximately two miles distance.

Local Information

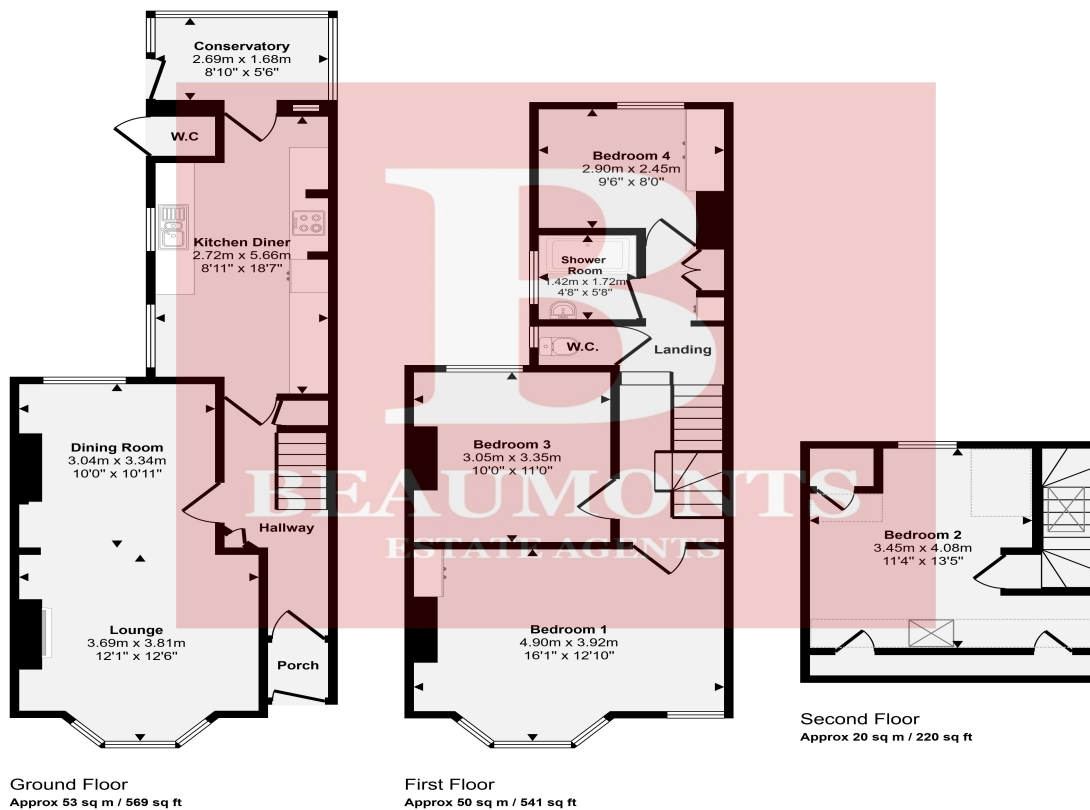
Downs Infant & Junior	0.6 miles
Balfour Road Infants	0.5 miles
Dorothy Stringer High School	0.6 miles
Varndean Schools Complex	0.8 miles
Preston Park Station	0.8 miles
London Road Station	0.7 miles
Brighton Mainline	1.3 miles
Brighton Seafront	1.6 miles
Brighton Shopping Centre	1.7 miles

All distances approximate

Residents Parking Zone J
Council Tax Band



Approx Gross Internal Area
124 sq m / 1330 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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