



Jack Taggart & Co

RESIDENTIAL SALES AND LETTINGS



£400,000

North Road  
Brighton, BN41 2HD

## PROPERTY SUMMARY

### Charming Two-Bedroom End of Terrace Home with Great Potential

Discover this beautifully presented two-bedroom end of terrace house, offering a perfect blend of move-in readiness and exciting potential for personalization. Upon arrival, you'll find ample off-road parking and a garage, providing convenient storage solutions for your vehicles and belongings. Step inside to a welcoming porch that sets the tone for the warm and inviting interior, leading into a spacious lounge flooded with natural light from east and west-facing windows-ideal for relaxing after a long day or entertaining friends and family.

The generously-sized separate kitchen boasts plenty of space for culinary creations, featuring modern appliances and ample work surfaces. It provides direct access to a sizable garden, perfect for outdoor gatherings, gardening, or simply enjoying the fresh air in your private outdoor sanctuary. The garden's versatility makes it suitable for hosting summer barbecues or creating a tranquil retreat. The ground floor also includes a convenient separate W/C, adding to the home's practicality and ease of living.

Upstairs, you'll find a spacious family bathroom equipped with modern fixtures and fittings, offering a comfortable space for daily routines. The two double bedrooms are generous in size, each providing versatile living spaces that can accommodate a variety of furniture arrangements and personal touches. Whether used as a master bedroom and guest room or a home office, these rooms offer flexibility to suit your lifestyle. Situated on a popular and well-regarded road, this home benefits from a fantastic location just moments from Portslade Village Centre. Here,

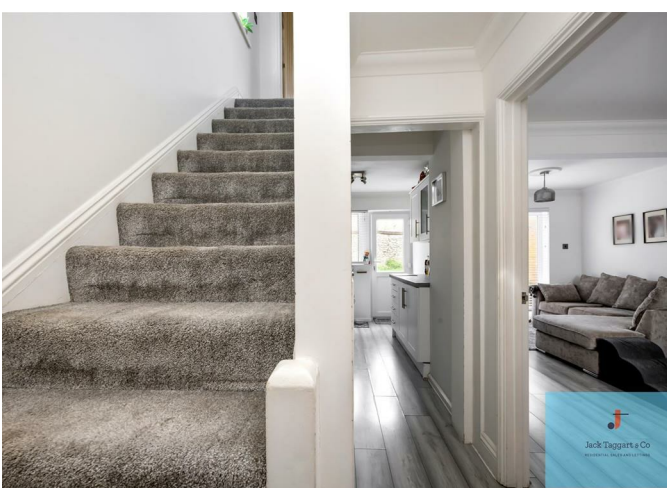
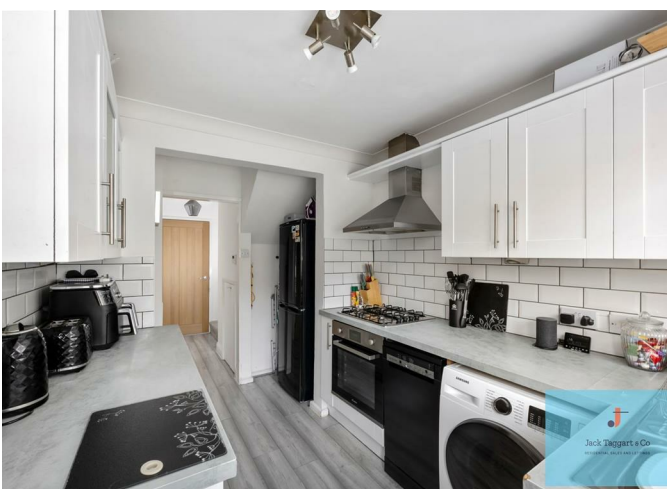
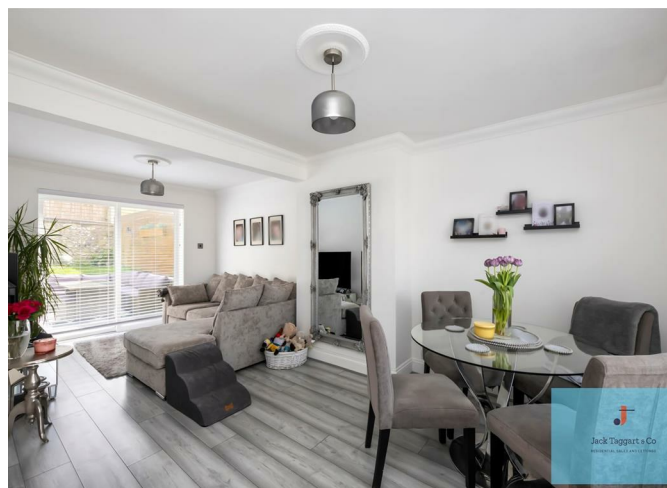
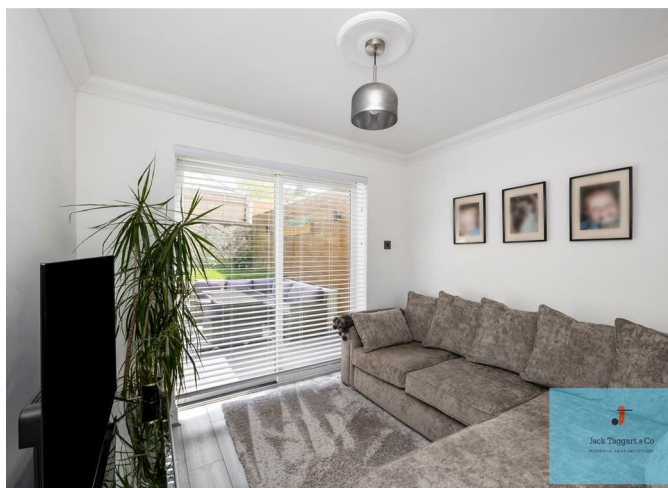
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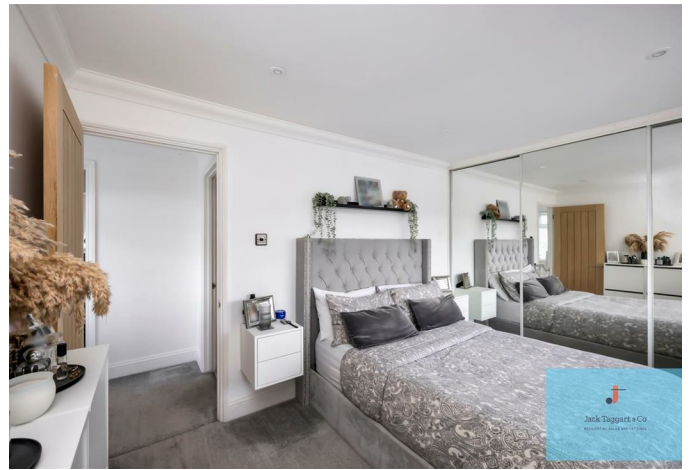
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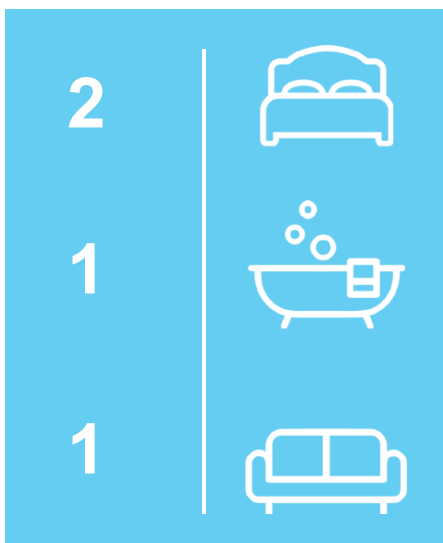
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Approximate Gross Internal Area (Excluding Garage) = 63.71 sq m / 685.76 sq ft  
Illustration for identification purposes only, measurements are approximate, not to scale.



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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/tenants are advised to recheck the measurements



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