





# 7 BRASSLANDS DRIVE

## BRIGHTON, BN41 2PN

FREEHOLD

Set on a quiet road with footpath access directly onto the South Downs, this well-presented three-bedroom semi-detached bungalow benefits from a rear extension, private garden and off-road parking.

The bright accommodation includes a spacious living room opening into the extended kitchen/dining area, creating an excellent space for everyday living and entertaining. Three bedrooms offer flexibility for family, guests or a home office, complemented by a modern shower room. Outside, the rear garden combines a paved seating area with lawn and established planting.

The location offers a variety of local schools, walks onto the South Downs and easy access to the A27. There is a frequent bus service into Brighton and surrounding area whilst Portslade station provides regular, direct rail links to London.

Nicholas James

SALES LETTINGS AUCTIONS















## Brasslands

Approximate Gross Internal Area = 77.0 sq m / 829 sq ft

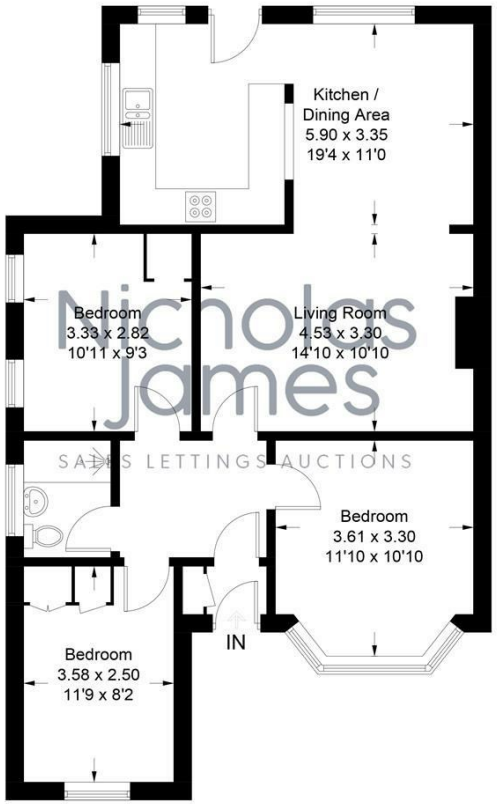
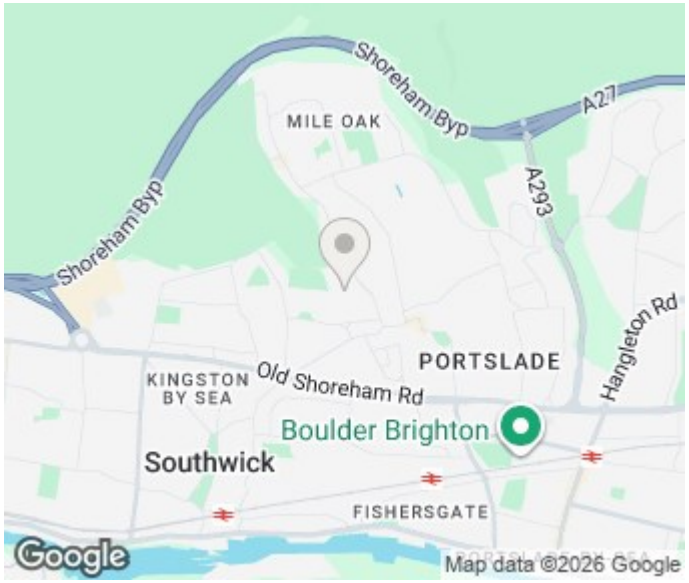



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1343593)




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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