

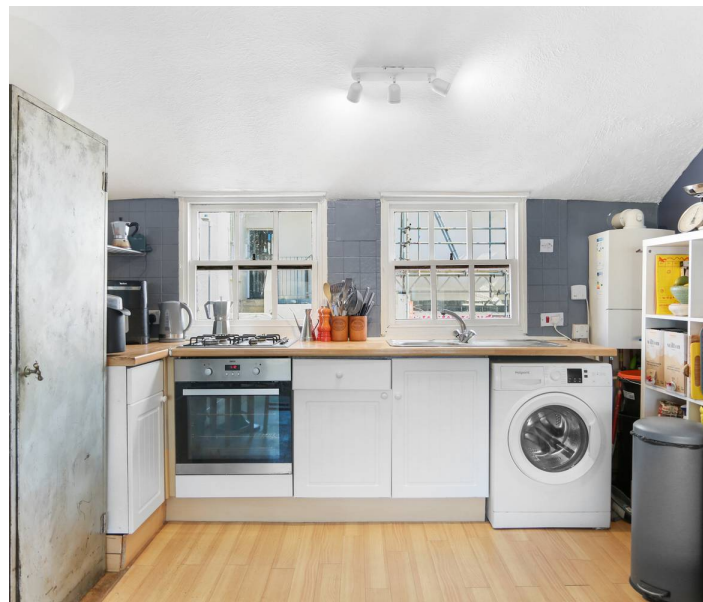
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Sillwood Street

Brighton

Guide Price £400,000



Sillwood Street

Brighton

Ideally positioned near the seafront, close to the Brighton & Hove border and the amenities of Western Road, a unique THREE BEDROOM, TWO BATHROOM TERRACED COTTAGE in a CONSERVATION AREA. Sold with NO ONWARD CHAIN.

Located within the Regency Square Conservation Area, this quirky terraced cottage is perfectly situated to enjoy all that Brighton and Hove have to offer. Well-presented throughout, the property features three double bedrooms on the ground floor, including a principal bedroom with a modern ensuite bathroom, while the second bedroom also benefits from its own ensuite W/C. There is also an additional shower room with convenient storage. On the first floor, the open-plan contemporary kitchen, living, and dining area is enhanced by a vaulted, beamed ceiling, creating a sense of space.

The Local Area

Sillwood Street is situated in the Regency Square conservation area and surrounded by some of the best examples of Brighton's Regency architecture. This sought-after area is located in the very heart of Brighton, with its bustling and vibrant seafront, shops, bars and restaurants on your doorstep.



The iconic West Pier, historic 'birdcage' bandstand, and the i360 are nearby, while Brighton Palace Pier is a pleasant stroll along the promenade.

When it comes to shopping, there's no shortage of choice with Western Road, North Street, and Churchill Square Mall all offering a wide variety of high street stores, while Brighton's famous Lanes and North Laine provide small, independent shops.

There is plenty of public transport within easy reach of the apartment. Brighton train station is less than a mile away, providing direct services to Gatwick and London, while plenty of regular bus services provide access to all parts of the city and beyond.

Local schools include St Paul's C of E School, Brunswick Primary School, and St Mary Magdalen's Catholic Primary & Nursery School.

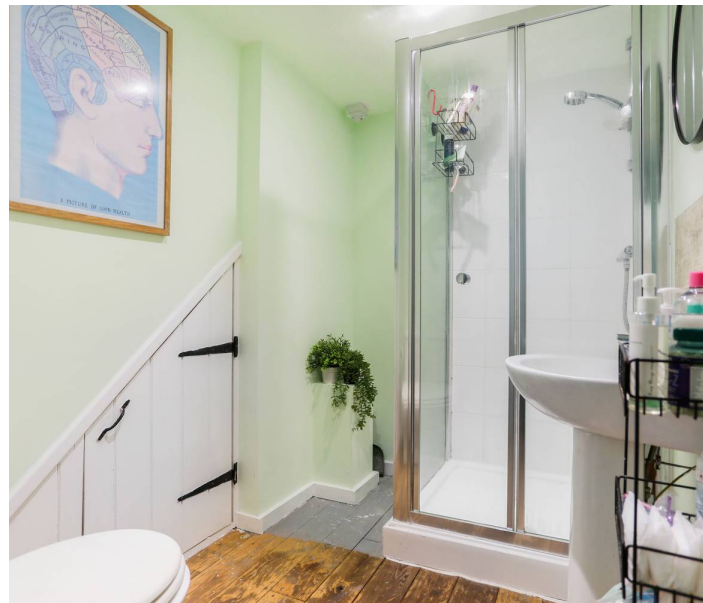
Further Information

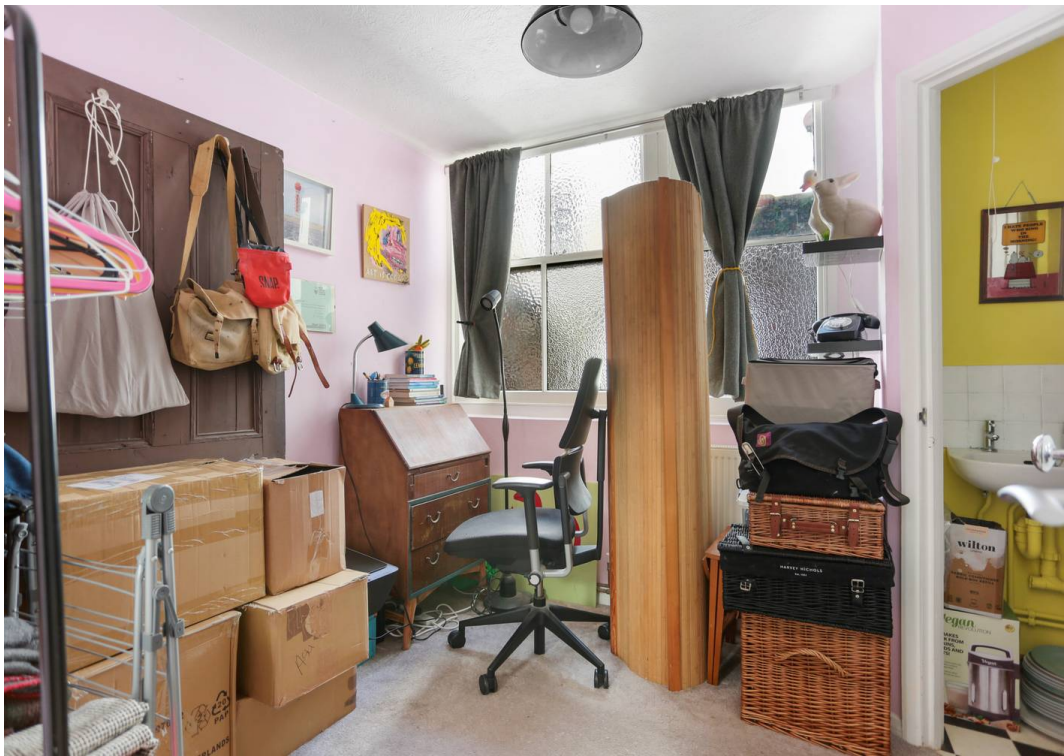
Sillwood Street is situated in parking zone Z, and this property is in council tax band C, which is currently charged at £2,292.84 for 2026/27.

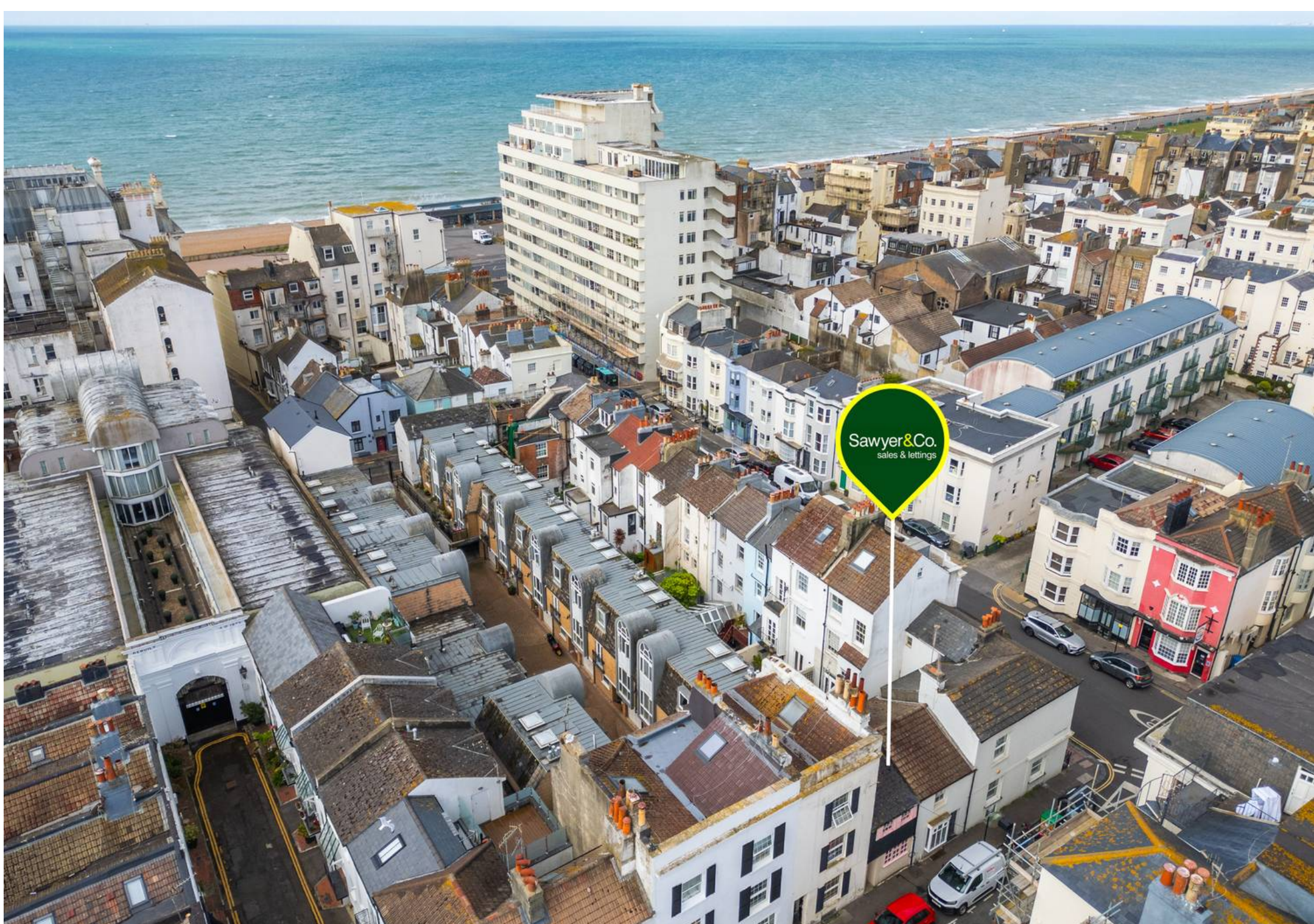
EPC rating - D

Broadband & Mobile Phone Coverage - Prospective buyers should check the Ofcom Checker website.
Planning Permissions - Please check the local authority website for any planning permissions that may affect this property or properties close by.

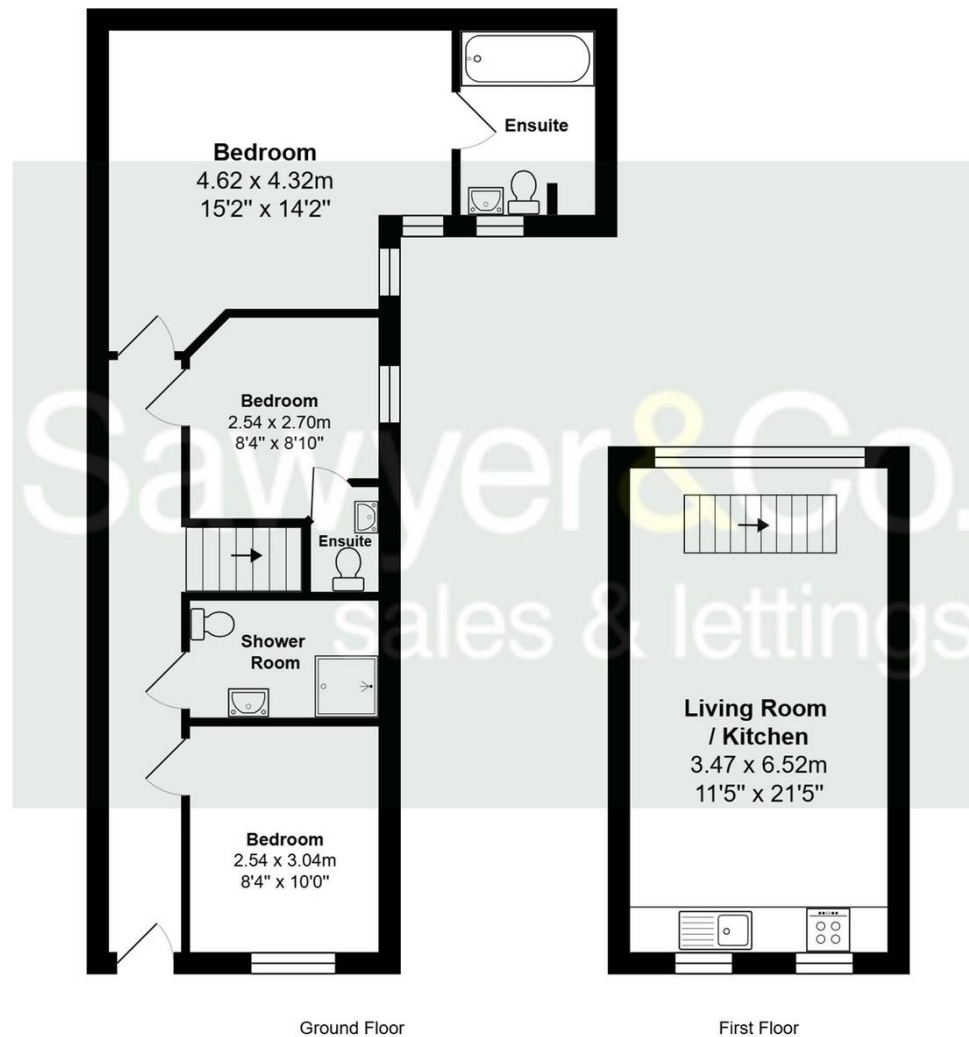
This information has been provided by the seller. Please obtain verification via your legal representative.







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Total Area: 74.9 m² ... 807 ft²

All measurements are approximate and for display purposes only.



Sawyer & Co- Brighton

211 Preston Road, Brighton - BN1 6SA

01273 778844 • clientservices@sawyerandco.co.uk • www.sawyerandco.co.uk/

We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate.