



## **Ground Floor Flat Powis Road, Brighton BN1 3HJ**

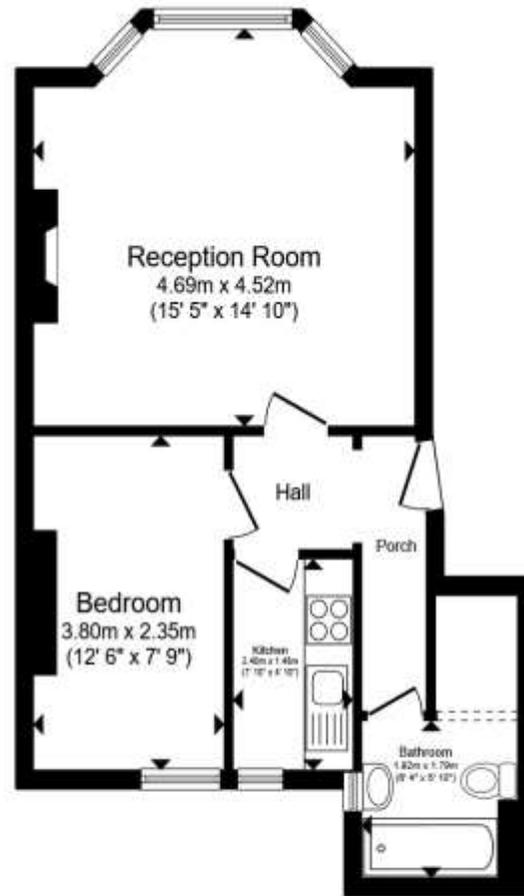
*A spacious raised ground floor apartment with a large living room, high ceilings, period features, separate kitchen, bathroom and double bedroom. Situated in a popular area, close to seven dials, Western Road shopping thoroughfare and Brighton station.*

**welcome to**

**Ground Floor Flat Powis Road, Brighton**

A raised ground floor apartment with large bay fronted living room, separate kitchen, bathroom and double bedroom, there are high ceilings throughout and attractive views over lovely communal gardens. The property is situated in the popular Clifton Hill conservation area, within walking distance of all of Brighton's shops, bars, cafes and restaurants, Brighton seafront and mainline railway station. The property has the additional benefit of a share of freehold.





## Floor Plan

Total floor area 43.1 m<sup>2</sup> (463 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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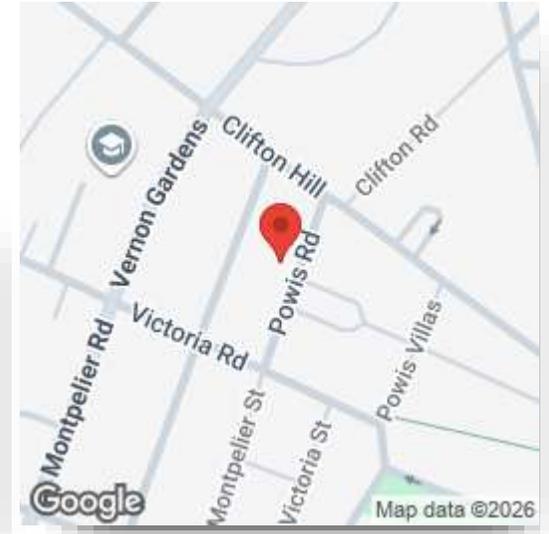
## Ground Floor Flat Powis Road, Brighton

- Bright and spacious raised ground floor apartment
- Large living room with high ceilings and period features
- Separate fitted kitchen
- Bathroom
- Double bedroom
- High ceilings and period features
- Share of freehold
- Favoured Clifton Hill conservation area

Tenure: Leasehold EPC Rating: D Council Tax Band: A

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BHF114473 - 0002

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