



Beaconsfield Villas, Brighton, BN1 6HD

welcome to

Beaconsfield Villas, Brighton

Sought-after Preston Park location. Refurbished two-bed ground floor garden flat with private entrance, high-ceilinged reception, fireplace and doors to secluded garden. Modern kitchen & bathroom, two private outdoor spaces, off-street parking. Walk to station, cafés, pubs and park.



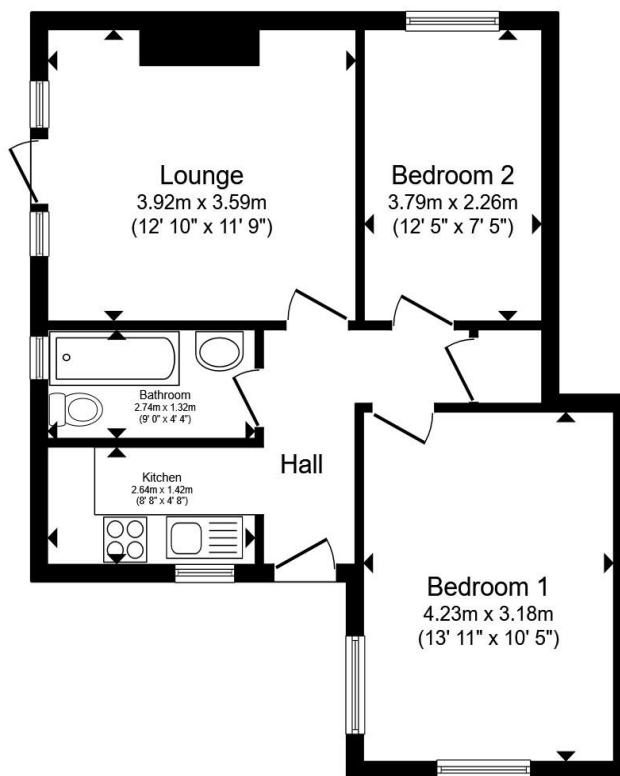
Set on a sought-after residential street moments from Preston Park, this superbly refurbished two-bedroom ground floor garden apartment combines contemporary elegance with everyday convenience. Finished to an exacting standard throughout, the property benefits from its own private street-level entrance via the front garden, creating an immediate sense of independence and privacy.

At the heart of the home is a generously proportioned reception room, beautifully appointed with high ceilings, a character fireplace and full-height double patio doors that bathe the space in natural light and open directly onto a secluded, fenced rear garden-ideal for entertaining or relaxed outdoor living. The separate modern kitchen is thoughtfully designed with sleek cabinetry, quality appliances and ample worktop space.

Both bedrooms are well-sized and filled with natural light, while the contemporary bathroom features clean-lined design and premium fixtures.

A standout feature is the rare provision of two private outdoor spaces, alongside the added luxury of off-street parking.

Preston Park station is approximately a 15-minute walk away, with regular bus services immediately outside. The surrounding neighbourhood offers a vibrant mix of independent cafés, popular pubs and local shops, with Preston Park just a short stroll away.



Total floor area 49.9 m² (537 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

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- TWO BEDROOMS
- PRIVATE REAR GARDEN
- ALLOCATED PARKING SPACE
- RECENTLY REFURBISHED
- LOUNGE WITH FIREPLACE
- HIGH CEILINGS
- SOUGHT AFTER POSITION
- SHORT WALK TO PRESTON PARK & TRAIN STATION

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: 3500.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 99 years from 03 May 1990. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£395,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PRP106824 - 0003

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