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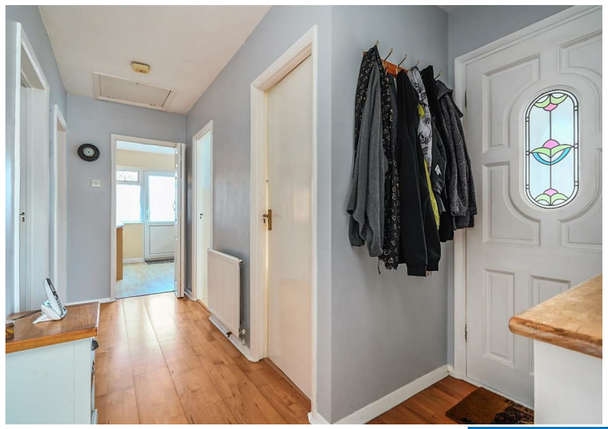
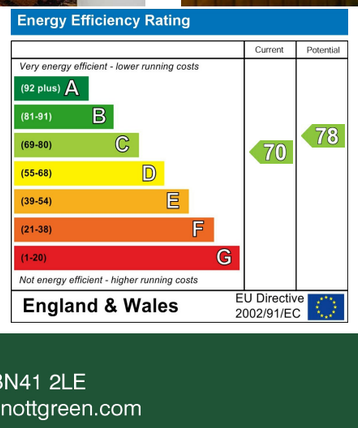
Sales & Lettings



Valley Road, Brighton, BN41 2TJ

£350,000 Freehold

- Semi Detached Bungalow
- Two Double Bedrooms
- Kitchen/Breakfast Room
- Separate Lounge
- Well Maintained Gardens
- Drive & Garage
- Close to Shops & Bus Routes



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A good sized and well presented semi detached bungalow situated on level ground within a short stroll to local shops and bus routes at Valley Road. Internally the property featured two double bedrooms, kitchen with space for table and lounge over looking the rear garden. Additional features include well maintained front & rear gardens, driveaway and garage.

Entrance Porch
Approached via upvc double glazed front door, wooden internal door with glazed inserts leading to:

Entrance Hall
Wood flooring, radiator, meter cupboard, access to roof space via loft hatch, doors to:

Lounge
Upvc double glazed windows & door opening onto the rear garden, radiator.

Kitchen/Breakfast Room
Double aspect upvc double glazed windows, wood effect laminate flooring, fitted wall & base units with matching drawers, ample work surfaces with inset stainless steel sink unit, part tiled walls, space for gas cooker, space & plumbing for washing machine, upvc double glazed door to rear garden.

Bedroom One
Upvc double glazed window, radiator.

Bedroom Two
Upvc double glazed window, radiator.

Sep WC
Upvc double glazed window with patterned glass, part tiled walls, radiator, low level WC

Bathroom
Upvc double glazed window with patterned glass, heated towel rail, fully tiled walls & flooring, airing cupboard housing Worcester gas combination boiler, pedestal wash hand basin, panel enclosed bath with mixer tap and shower attachment.

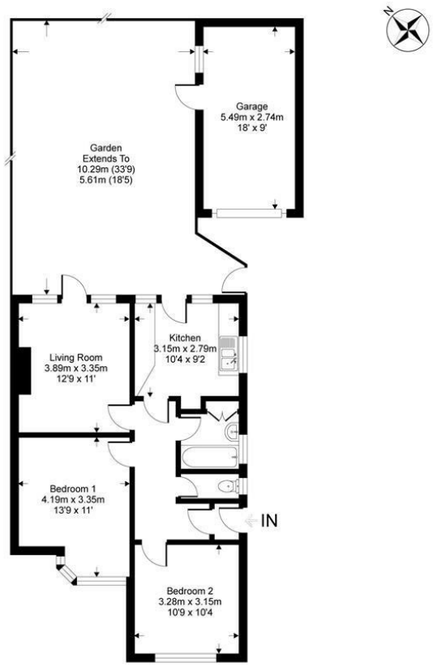
Front Garden
Mainly lad to lawn, bordered with flower beds and enclosed by low level brick retaining wall.

Rear Garden
Well maintained, mainly laid to lawn, bordered by flower beds, enclosed by timber panel fencing, side access gate.

Garage
Approached via driveway, equipped with power & light, metal up & over door, additional side door to garden.

Valley Road, BN41

Approximate Gross Internal Area = 60.6 sq m / 653 sq ft
Approximate Garage Internal Area = 15.1 sq m / 163 sq ft
Approximate Total Internal Area = 75.7 sq m / 816 sq ft



Ground Floor

This floorplan is for representation purposes only as defined by the RICS code of measuring practice and should be used as such. Whilst every attempt has been made to ensure the accuracy is contained here, no responsibility is taken for any error, omission or mid-statement. Any figure provided is for guidance only and should not be used for valuation purposes. Produced by Casaphoto Ltd. For Sinnott Green