



Springfield Road, Brighton

Guide Price
£190,000
Leasehold

- A WELL PRESENTED ONE BEDROOM APARTMENT
- CLOSE TO LOCAL AMENITIES ON LONDON ROAD
- NO ONWARD CHAIN
- COMMUNAL ROOF TERRACE
- HIGHLY SOUGHT AFTER PRESTON PARK LOCATION
- LONG LEASE
- PRIVATE BALCONY

*** GUIDE PRICE £190,000 -- £210,000 ***

Robert Luff & Co are delighted to bring to market one bedroom apartment located in Wellend Villas, Springfield Road. Situated in this highly favoured residential area close to local shopping facilities at Fiveways and with the London Road/Preston Circus shopping thoroughfares close to hand. London Road Station is nearby and Brighton mainline station is within easy walking distance providing a commuter service to Gatwick, London Victoria and London Bridge stations. The North Laines and Brighton city centre are within easy reach and local bus services on your doorstep providing easy access to Brighton city centre and seafront.

Accommodation offers: Separate kitchen, living/dining area, double bedroom, bathroom and private balcony. Other benefits include; a long lease, no onward chain and a communal roof terrace.

T: 01273 921133 E:
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Accommodation

Entrance Hall

Kitchen 11'7 x 6'1 (3.53m x 1.85m)

Lounge/Diner 21'1 x 8'2 (6.43m x 2.49m)

Bedroom 17'5 x 9 (5.31m x 2.74m)

Bathroom 7'4 x 6'8 (2.24m x 2.03m)

Private Balcony

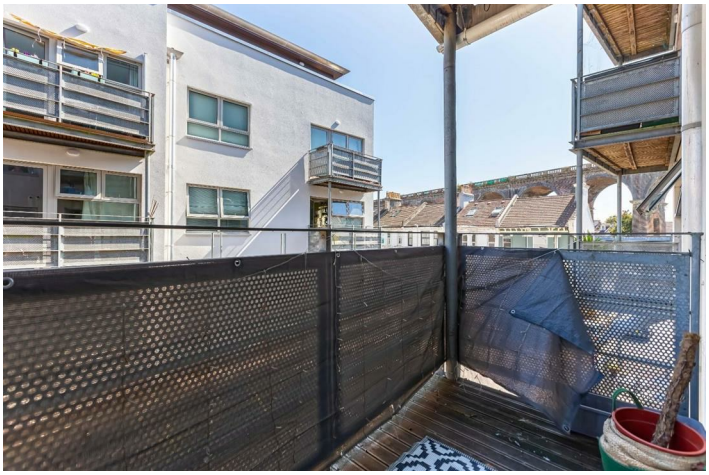
AGENTS NOTES

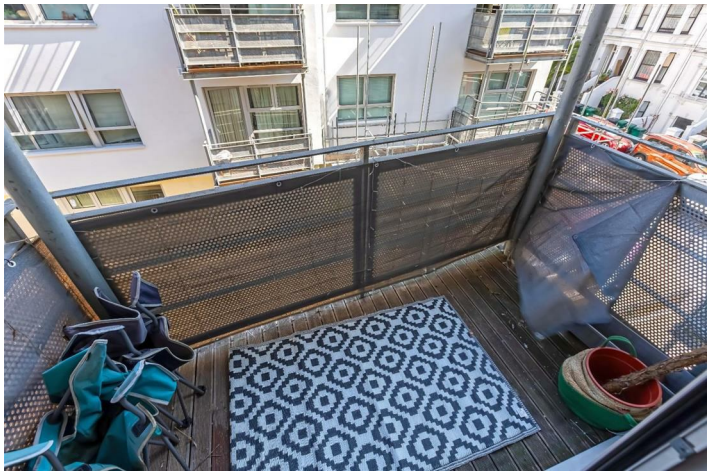
LEASEHOLD: 106 years remaining
SC: £150 PCM
GR: £192 PA
COUNCIL TAX: B
EPC: B

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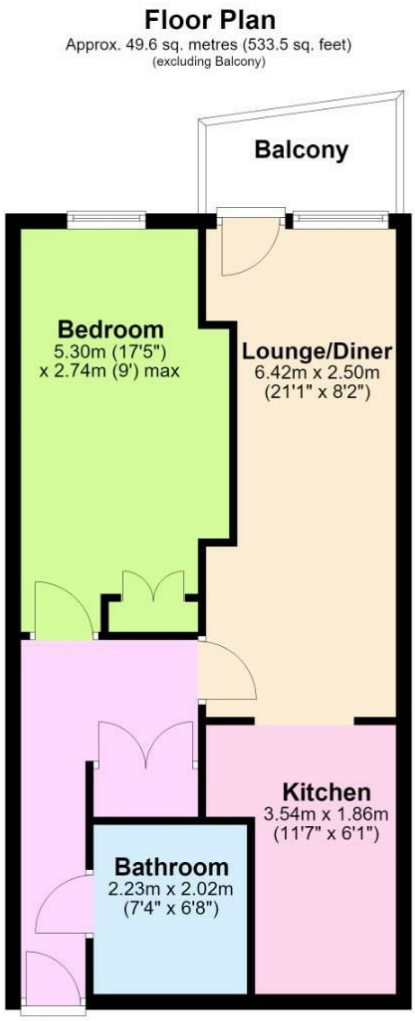




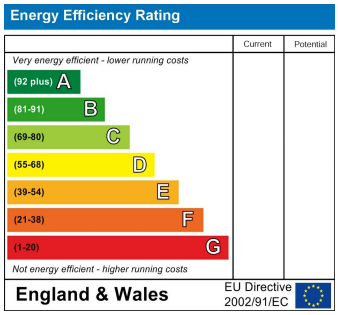


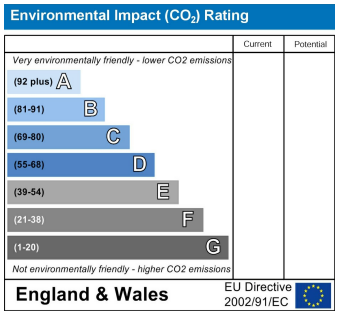
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Floorplan



Total area: approx. 49.6 sq. metres (533.5 sq. feet)





The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

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