Robert Luff & Co

Highcroft Villas, Brighton

Leasehold - Offers In Excess Of £350,000

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Description

Robert Luff & Co are delighted to offer to market this outstanding one bedroom garden flat in the ever popular Highcroft Villas. Highcroft Villas is ideally located for local shops and amenities, you will find Seven Dials and also Preston Road within close proximity as well as bus routes and the mainline Preston Park train station nearby.

The accommodation features: Spacious living area, Modern fitted Kitchen, Contemporary Bathroom and substantial double bedroom. Outside, the property enjoys the use of a private, landscaped rear garden which benefits from being south facing. Other benefits include a long lease and period features throughout.







Key Features

- A BEAUTIFULLY PRESENTED ONE BEDROOM APARTMENT
- HIGHLY SOUGHT AFTER LOCATION
- IDEAL FIRST TIME BUY
- PERIOD FEATURES THROUGHOUT
- SOUTH FACING, LANDSCAPED REAR GARDEN BENEFITTING FROM A PRIVATE ENTRANCE
- CLOSE PROXIMITY TO PRESTON PARK STATION AND SEVEN DIALS
- LONG LEASE







Living Room
4.73 x 4.07 (15'6" x 13'4")

Bedroom
3.84 x 3.50 (12'7" x 11'5")

Hallway

Shower Room

Kitchen/Diner
5.20 x 3.28 (17'0" x 10'9")

Garden

AGENTS NOTES
LEASEHOLD: 120 Years Remaining
SC: £1884 PA
GR: £10 PA
EPC: C
COUNCIL TAX: B













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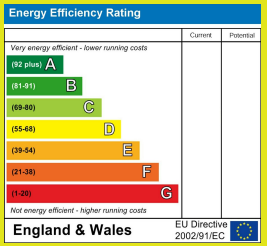
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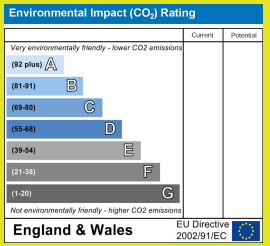
Floor Plan Highcroft Villas



Total area: approx. 61.4 sq. metres (661.4 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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