



21A Belvedere Terrace

Brighton, BN1 3AF

Offers in excess of £340,000

Positioned on the desirable Belvedere Terrace of Brighton, this charming and stylish lower ground floor apartment enjoys a prominent corner position and the rare benefit of its own private entrance. Set within a grand period building, the property is ideally located within easy walking distance of Brighton Station, the seafront, Western Road's vibrant mix of shops, bars, and restaurants, as well as Churchill Square shopping centre.

The apartment offers generous proportions throughout, measuring approximately 83.2 sqm (896 sqft), and is full of character. The bright and inviting living room features a striking decorative fireplace and large windows. A well-fitted kitchen with extensive worktops and storage space leads through to a useful utility area, making excellent use of the layout.

There are two double bedrooms, the larger of which includes a curved bay window and built-in storage. The second bedroom, currently arranged as a home office and music space, offers flexible use depending on your lifestyle needs.

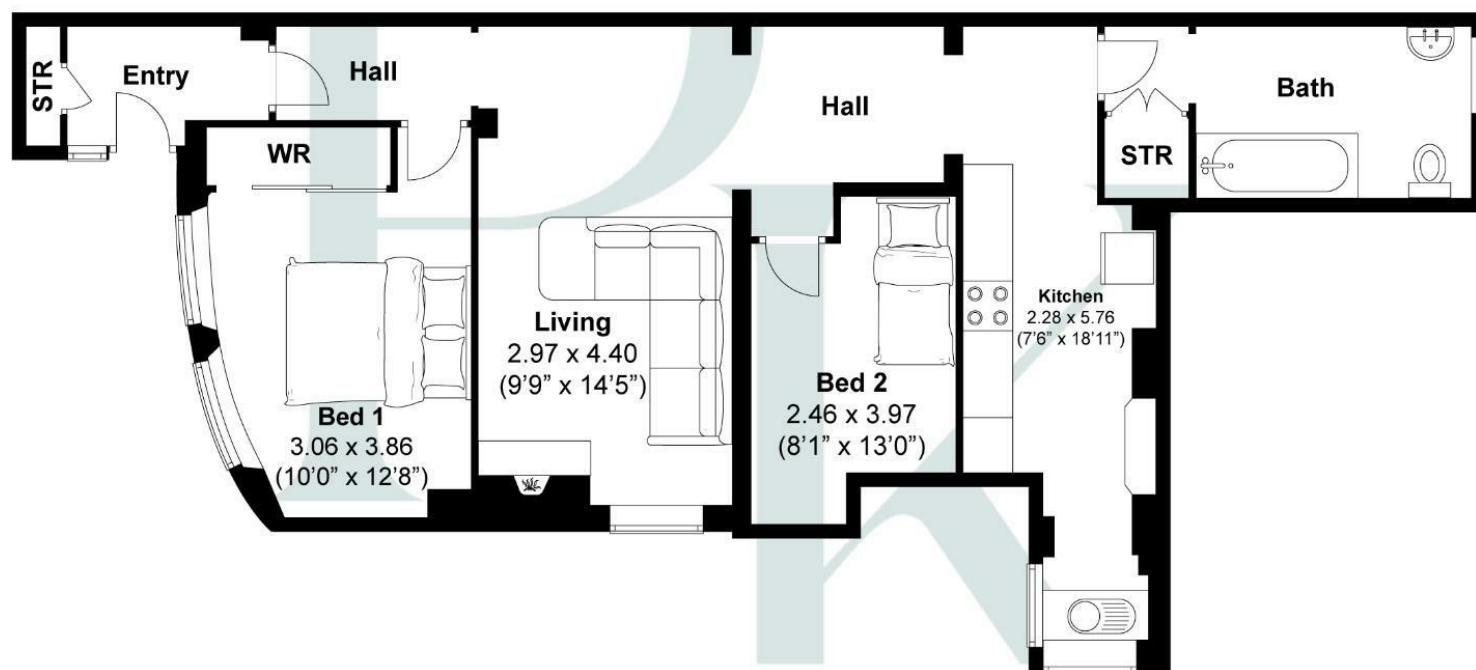
The bathroom is modern and spacious, with clean white tiling, a full-sized bath with shower over, and clever built-in shelving for added practicality. Outside, the property enjoys a neatly arranged courtyard/entrance area with steps leading up to street level and handy outdoor storage.

Offered to the market with no onward chain, this apartment makes an ideal home for first-time buyers, downsizers, or investors alike. Combining period elegance, a fantastic central location, and move-in ready interiors, it truly offers the best of Brighton living.



Belvedere Terrace, Brighton

Approximately 83.2 sqm (896 sqft)



Disclaimer:

The measurements are approximate and are for illustration purposes only. The dimensions are measured internally and in metres and feet. We do not take any responsibility for errors and/or omissions. If you require further verification please discuss with the buyer/owner of the property.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		79
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	44	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

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