



Fleet Street

, Brighton, BN1 4HD

**Guide Price £250,000 to £275,000**



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## Description

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Nestled in the prestigious Embankment House development on Fleet Street, Brighton, this charming one-bedroom fourth floor flat presents an exceptional opportunity for first-time buyers, professionals, or savvy investors. Built in 2013, this purpose-built flat spans an impressive 577 square feet, offering a perfect blend of modern comfort and stylish living.

Upon entering, you will be greeted by a spacious double bedroom and open plan lounge and kitchen that is bathed in natural light, creating a warm and inviting atmosphere. The high-quality bathroom is a standout feature, showcasing contemporary tiling and a full shower attachment, ensuring a luxurious experience. The heart of the home is the open-plan kitchen and lounge area, thoughtfully designed for both relaxation and entertaining. The modern kitchen is fully equipped with integrated appliances, sleek cabinetry, and generous worktop space, making it ideal for culinary enthusiasts and dinner parties alike.

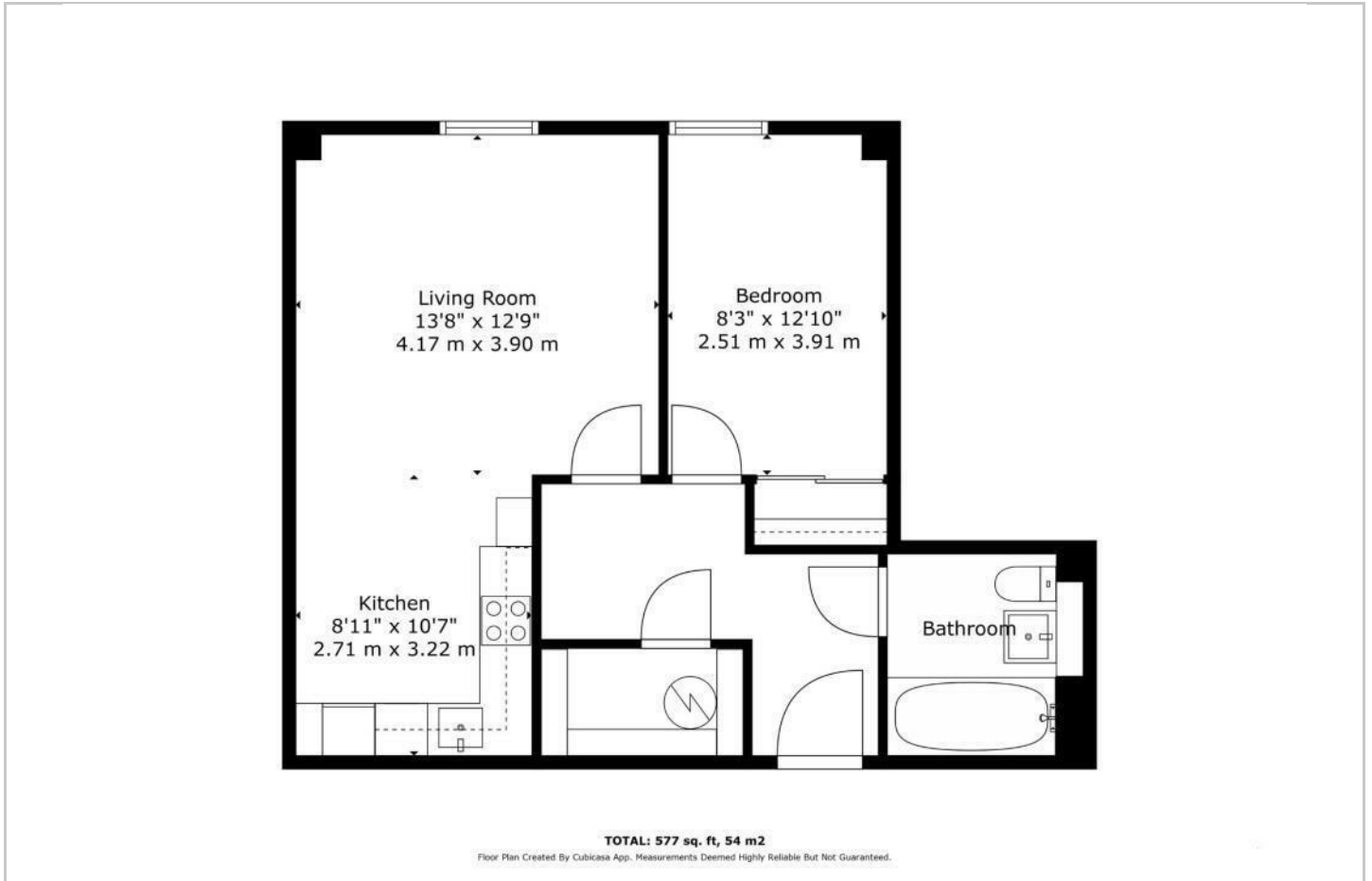
Set within a well-maintained building, The Apartment benefits from secure entry with concierge, providing peace of mind with a lift up to the fourth floor. Its prime location places you just moments away from local amenities such as Brighton mainline train station, excellent transport links, and the vibrant seafront that Brighton is renowned for.

This property is not just a home; it is a lifestyle choice in one of Brighton's most desirable developments. With its modern features and convenient location, this flat is a must-see. Do not miss the chance to make this contemporary residence your own.

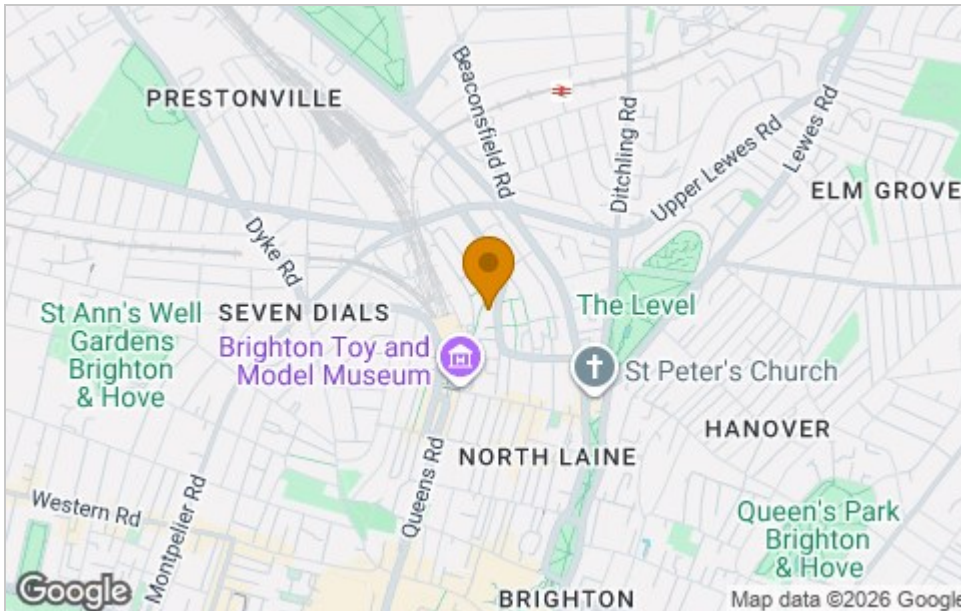




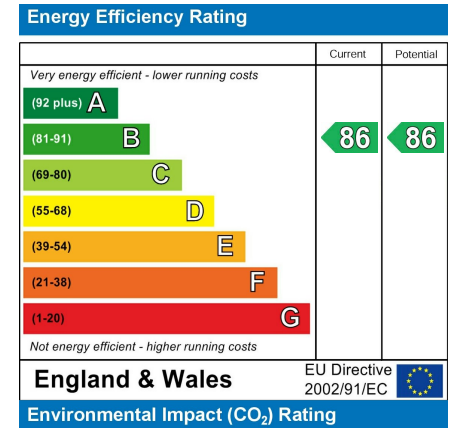
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Avard Estate Agents Office on 01273696000 if you wish to arrange a viewing appointment for this property or require further information.

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