

Avard
Estate Agents

18A Gladstone Place

, Brighton, BN2 3QD

Price guide £250,000
SHARE OF FREEHOLD

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Description

Guide £250,000-£275,000

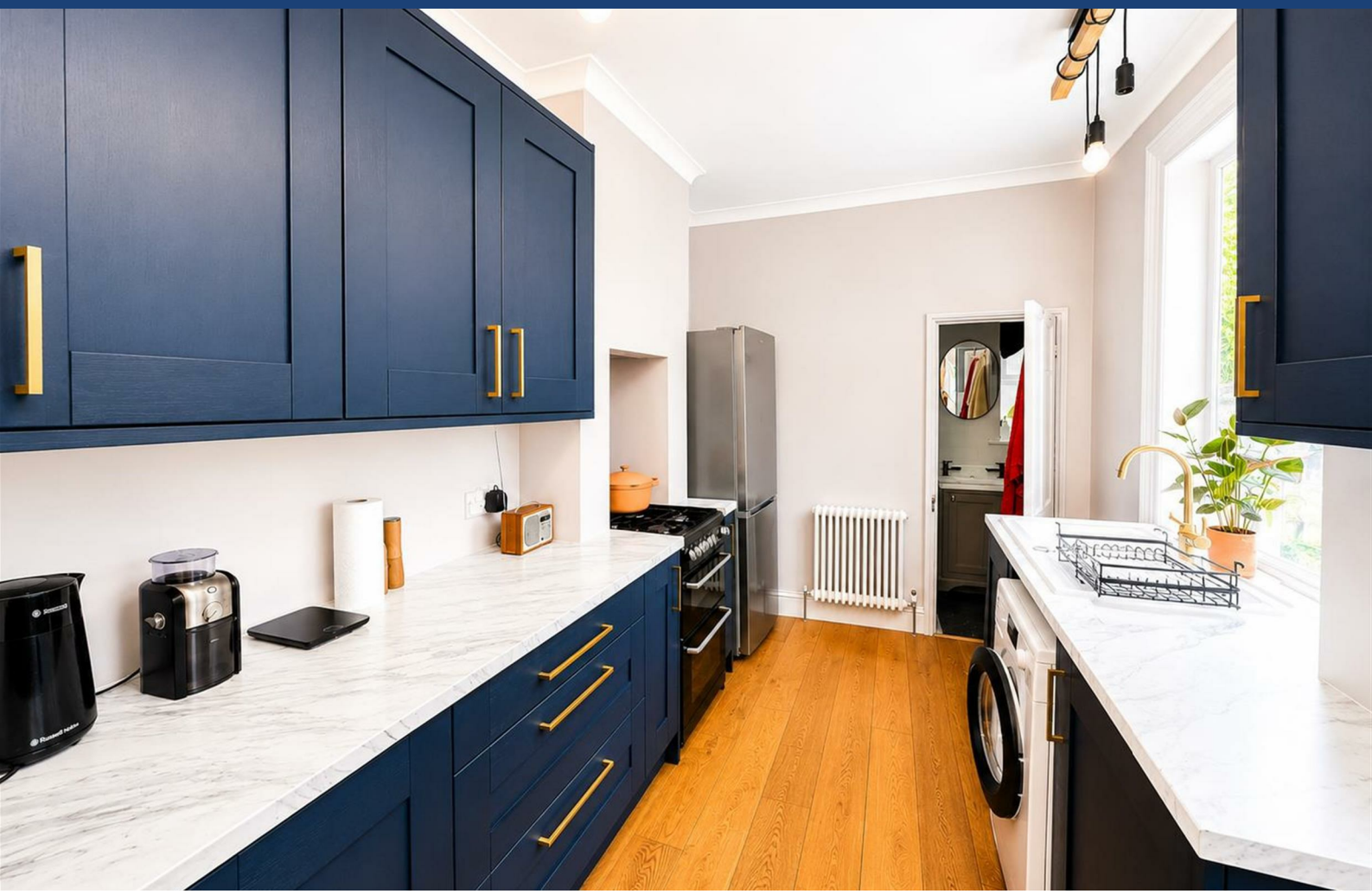
Nestled in the charming Gladstone Place, Brighton, this delightful one-bedroom flat offers a perfect blend of comfort and convenience. The property occupies the lower ground floor of a beautifully converted Victorian house, providing well-proportioned rooms that are in excellent condition. The flat features a welcoming hallway that leads into a spacious living space, a well-equipped kitchen, a large bedroom, and a modern shower room.

One of the standout features of this property is the private rear patio, ideal for enjoying the fresh air or entertaining guests. This flat is not only a wonderful first home but also an excellent investment opportunity, particularly with the added benefit of a share in the freehold.

Gladstone Place is a peaceful residential cul-de-sac, free from through traffic, yet just a short stroll from a variety of local cafés, pubs, and shops. The vibrant North Laine area and the expansive Level park are nearby, offering a wealth of leisure options. The property is well-connected to the city centre through numerous bus routes and cycle lanes, making it easy to access Brighton and Sussex universities, as well as the A23 and A27. For those commuting. Brighton mainline train station is approximately one mile away, providing excellent transport links to London and Gatwick Airport.

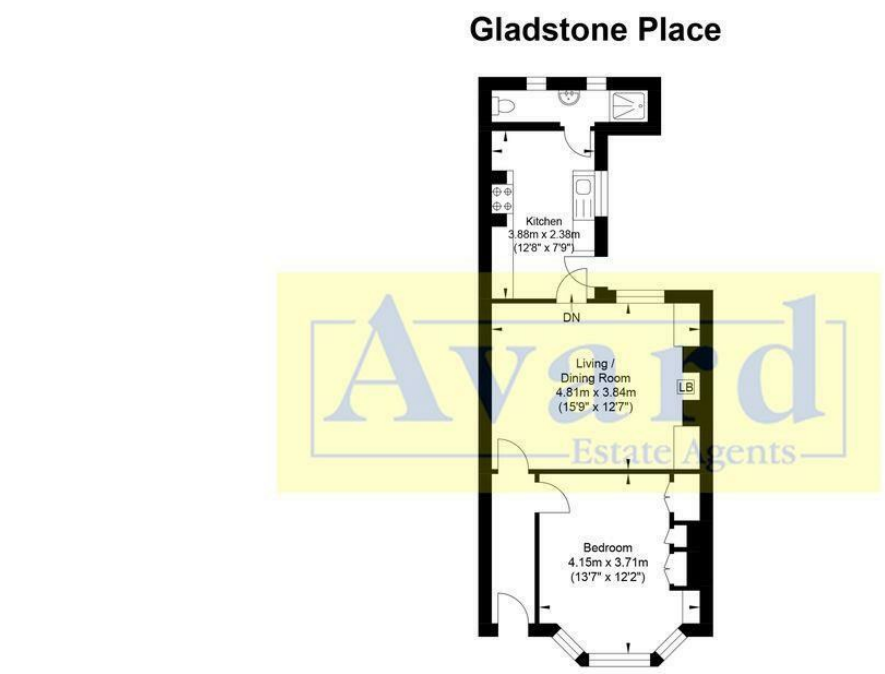
This flat presents a wonderful opportunity to become part of Brighton's lively community. We invite you to contact Avard Estate Agents today to arrange a viewing and take the first step towards making this charming flat your new home.







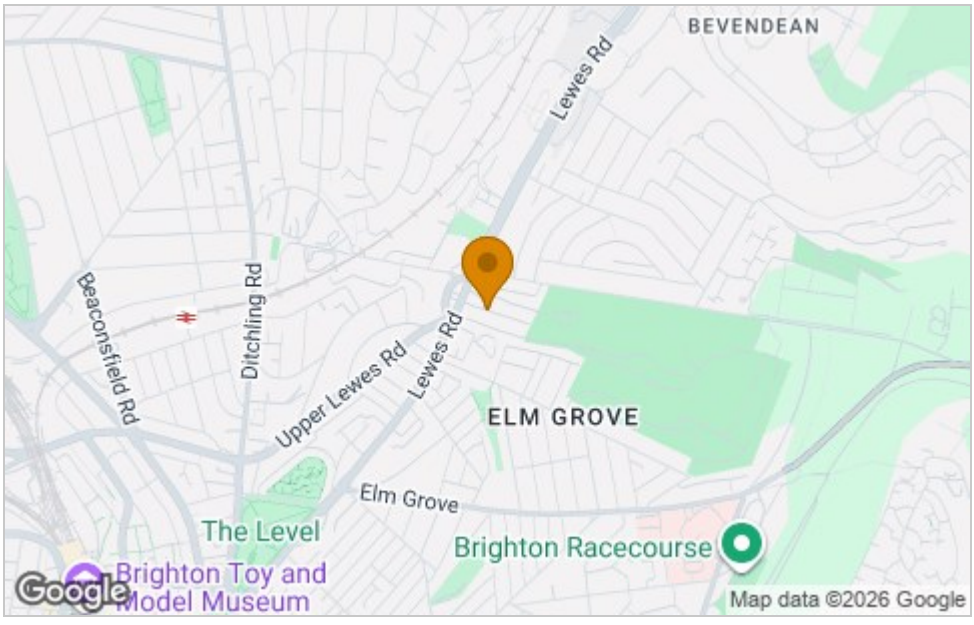
Floor Plan



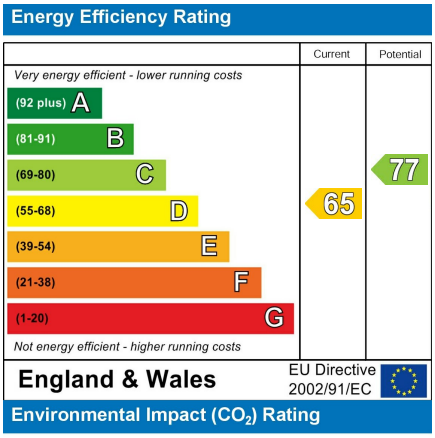
Lower Ground Floor
Approximate Floor Area
535.50 sq ft
(49.75 sq m)

Approximate Gross Internal Area = 49.75 sq m / 535.50 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

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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