

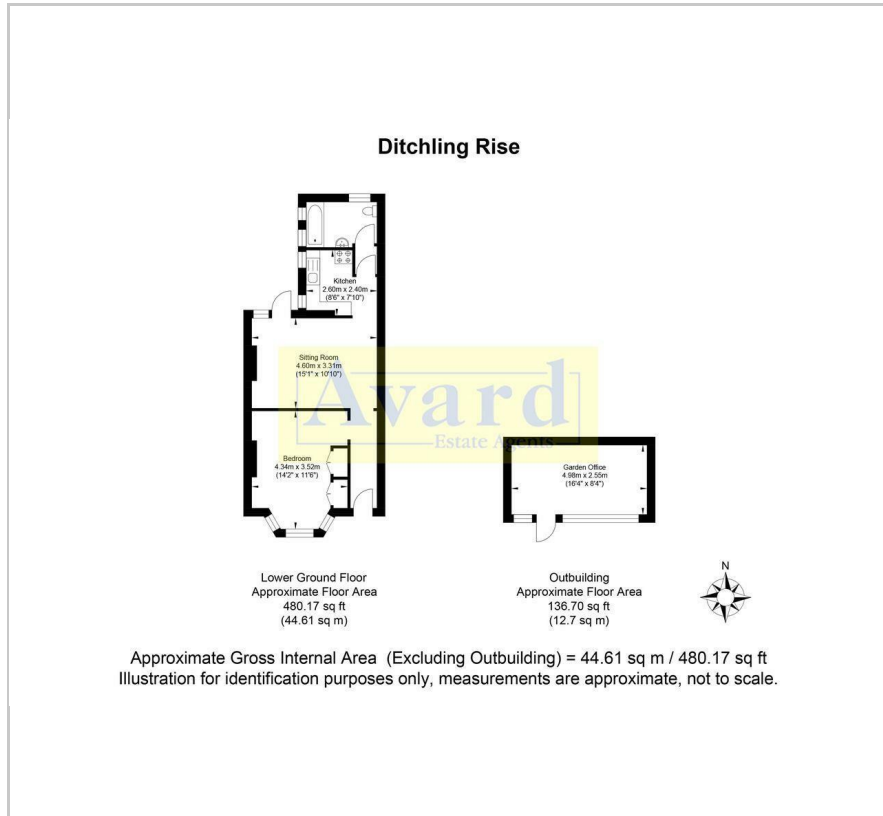
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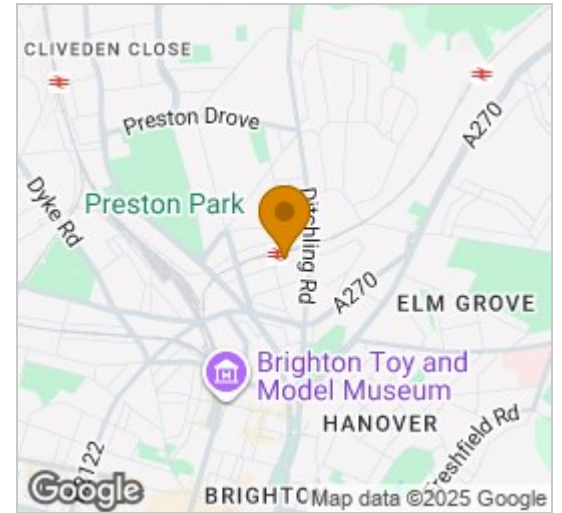
133a Ditchling Rise
Brighton, BN1 4QQ
Guide price £275,000



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.

- Share Of Freehold
- Office Room To Rear Of Garden
- Parking Zone J
- Own Street Entrance
- Great Location For Commuters
- Large Garden

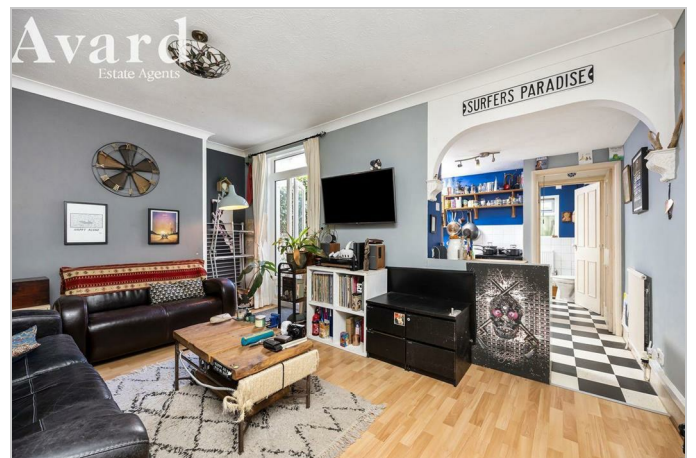
Guide Price £275,000-£300,000

Avard Estate Agents are pleased to present this delightful one-bedroom garden flat situated on Ditchling Rise in the lively city of Brighton. Accommodation comprising of, own street entrance, hallway, living room, kitchen bathroom, private rear garden with timber built office.

Positioned conveniently between the vibrant Fiveways area and the popular Preston Circus, this flat offers residents the opportunity to enjoy the best of Brighton. The neighbourhood is well-known for its excellent educational institutions, including Down's junior and infant schools, as well as the highly regarded Dorothy Stringer and Vardean schools, all of which fall within the catchment area.

Local amenities abound, with a selection of charming gastro pubs such as the Signalman and the Open House just a short stroll away. The Fiveways area also boasts a variety of shops, including a post office, butcher, greengrocer, coffee shops, and a bakery, ensuring that all your daily needs are easily met within walking distance.

For those who enjoy outdoor pursuits, the nearby Preston Park offers a wealth of recreational facilities, including tennis courts and bowling greens, perfect for leisurely afternoons spent in the fresh air. Despite its proximity to the bustling heart of Brighton, this property provides a serene atmosphere, allowing residents to



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Avard Estate Agents 143 Ditchling Road, BN1 6JA
Tel: 01273696000 Email: info@avards.co.uk http://www.avard.co.uk