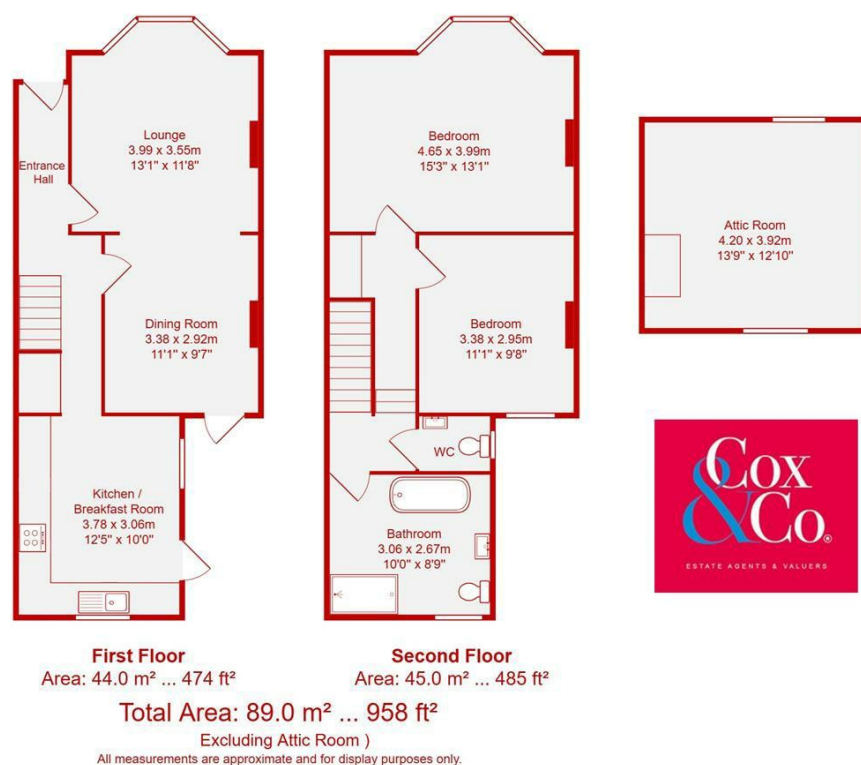




- Period Terraced House
- Good Size Garden For The Area
- Through Lounge Diner
- Boarded Loft Room With Velux
- Only 0.6 Miles From Portslade Mainline Station
- Two Double Bedrooms
- Modern Fitted Kitchen Breakfast Room
- Large Family Bathroom & Separate WC
- Popular Location
- Sellers Have Found Onward Purchase

Bampfield Street, Portslade, Brighton

Price: £425,000 Freehold



Cox & Co are delighted to bring to the market this beautifully presented two-bedroom period terraced townhouse, combining generous accommodation with plenty of character and a superb rear garden.

The property makes a great first impression, with an attractive frontage leading into a welcoming interior where high ceilings and original features immediately give the home a real sense of character.

On the ground floor, the spacious lounge/diner is a particular highlight, with plenty of natural light flowing through from the front of the property to the rear, where a door opens directly onto the garden.

The modern fitted kitchen is only a couple of years old and still feels like new, with integrated appliances, ample storage and direct access to the rear garden. The garden itself is an excellent size for a property of this type and provides a fantastic space for entertaining, relaxing or family life.

Upstairs, there are two genuine double bedrooms, a generous family bathroom and the added convenience of a separate WC. The property also has a boarded loft room with Velux windows, ideal for storage or an office.

The property is beautifully presented throughout and ready for its new owners to move straight in and enjoy.

Our sellers have already found a property they would like to purchase, helping to keep the onward chain simple and straightforward.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	61	79
England & Wales		EU Directive 2002/91/EC