



**FIND IT 360°**

, Brighton, BN2 1EL

- VIRTUAL TOUR available
- Private Entrance in enclave
- Two Double bedrooms
- Stone's throw from Seafront
- Recently refurbished

**Offers Over £465,000**





## Property Description

This beautifully presented garden level flat situated in Kemp Town just a few steps from the sea offers its new owners 2 bedrooms, 1 bathroom, and plenty of bright white living space with a gorgeous private courtyard. On entering the property, you're immediately greeted with bright white walls and long, well-lit hall space. The living room/kitchen features a modern high-spec kitchen with fully fitted appliances. Both double bedrooms offer plenty of space, with the second bedroom having direct access to the courtyard.

\*This property's stamp duty has been paid\*







Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75   C
55-68	D	58   D	
39-54	E		
21-38	F		
1-20	G		



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements