

Albert Road, Brighton

£385,000



- A fantastic opportunity to acquire this second floor two bedroom split level apartment
- In need of modernisation
- Share of freehold
- Superb city centre location close to Brighton station
- No onward chain

Second Floor Apartment, 25 Albert Road, Brighton, BN1 3RN



The extremely spacious two-bedroom split-level apartment is located in the highly desirable Albert Road. It offers convenient accessibility due to its close proximity to Brighton mainline railway station for commuters to Gatwick, London and the Sussex coast, as well as regular local bus services. On your doorstep to the north is the vibrant Seven Dials area with its vast array of local stores, trendy cafes, brunch hotspots, gastro pubs, hairdressers, bakeries, supermarket, post office and lots more. Also within distance are all the central Brighton facilities, the famous Lanes, the beachfront areas and the trendy and bohemian North Laines.

Upon entering the apartment, one is immediately struck by the generous size of all the rooms. The two bedrooms are both excellent in size, allowing for comfortable accommodation and the potential for various furniture arrangements. These rooms offer ample space for storage, ensuring a clutter-free living environment.

The property, although in need of modernization, presents an opportunity for the purchaser to put their own stamp on the space. This means that the new owner can customize and renovate the property to their own taste and style, making it a truly personalized living space. This aspect is particularly appealing for individuals who enjoy the creative process of home improvement and value the opportunity to create a unique living environment.



Picture this...

Just imagine stepping out of your front door and being able to walk straight onto a beautiful square right in the heart of Brighton City centre. There you can enjoy a summer's picnic or maybe just relax in the sun and soak up some rays,

If you're feeling a little more adventurous then why not go for a short stroll around the corner to Brighton's famous seafront. It is ideal for meeting some friends and family in one of the many cafes on the promenade...what a great way to spend your weekend!

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Approximate Gross Internal Area = 82.5 sq m / 888 sq ft

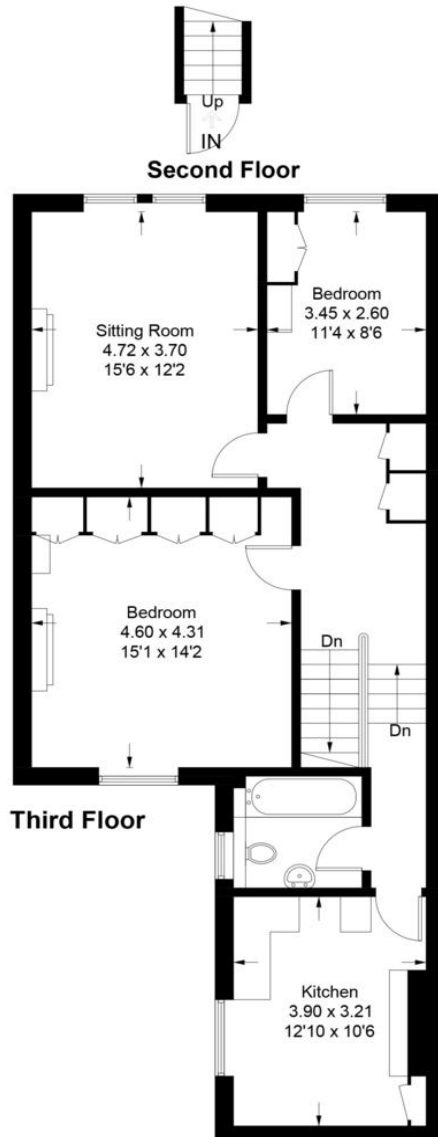


Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2024

Accommodation

TOP FLOOR

LARGE HALLWAY

(Access to spacious loft, also ideal to use this area for office space)

BEDROOM ONE

15' 1" x 14' 2" (4.6m x 4.32m)

SITTING ROOM

15' 6" x 12' 2" (4.72m x 3.71m)

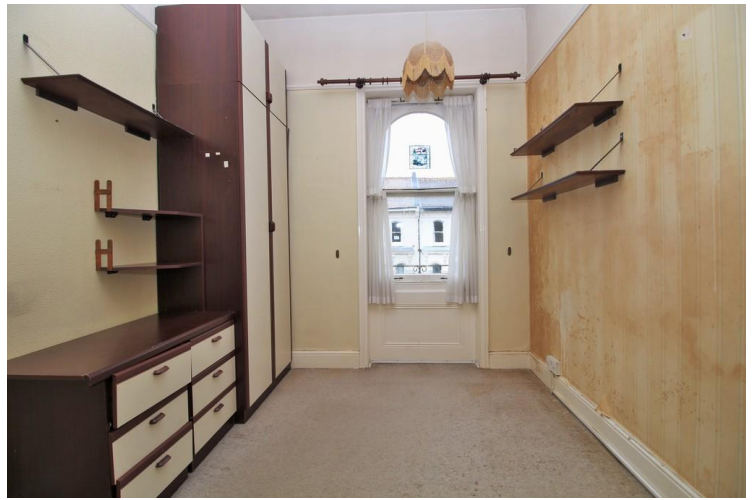
KITCHEN

12' 10" x 10' 6" (3.91m x 3.2m)

BEDROOM TWO

11' 4" x 8' 6" (3.45m x 2.59m)





What to do next

If you would like to see this property internally, then please call Tel 01273 771111 or email us on westernrd@phillipsandstill.co.uk and we can arrange an appointment for you to view

After you have viewed this property, feel free to contact us regarding any questions you have or if you would like to place an offer on the property.



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.

Helpful Buying Information

We recognise that buying a property is a big commitment and therefore recommend that you visit the local authority website (contact the branch for details) and the following websites for more helpful information about the property and local area before proceeding:

- www.environment-agency.gov.uk
- www.landregistry.gov.uk
- www.gov.uk/green-deal-energy-saving-measures
- www.homeoffice.gov.uk
- www.helptobuy.org.uk
- www.fensa.org.uk
- www.brighton-hove.gov.uk
- <http://list.english-heritage.org.uk>

Directions

For directions to this property please contact us.

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www.phillipsandstill.co.uk