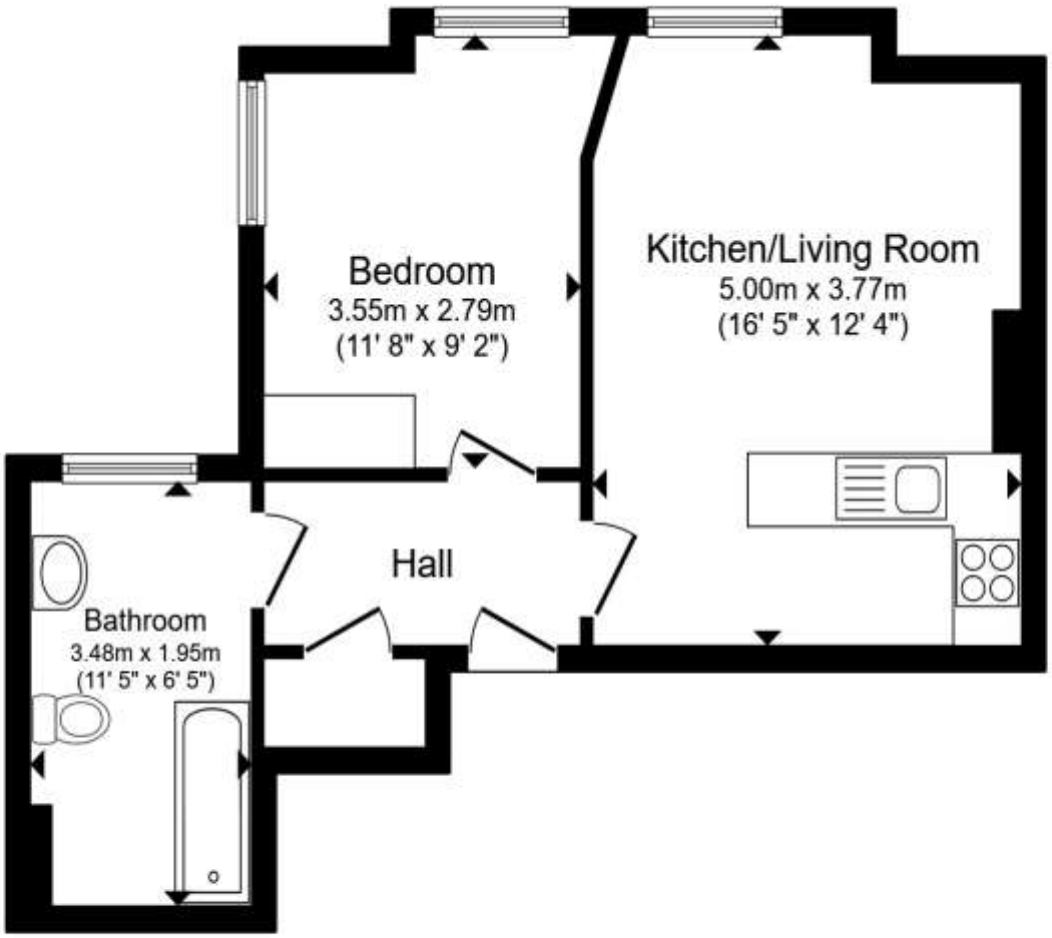
Dyke Road, Brighton BN1 3JB

A spacious first floor one bedroom apartment in a quiet yet convenient location just south of popular seven dials.

welcome to

Dyke Road, Brighton

A spacious first floor apartment in a quiet yet convenient location just south of popular seven dials. The apartment has a very spacious living room with open plan kitchen, with high ceilings and bay window, Double bedroom and modern bathroom suite. The apartment is situated on the quieter section of Dyke Road, South of the popular seven dials shopping area, with its wide range of eclectic independent shops, bars, cafes, delis and restaurants, Brighton mainline railway station is within a 5-10 minute walk.



Total floor area 40.6 m² (437 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

fox & sons

welcome to

Dyke Road, Brighton

- First floor apartment
- One double bedroom
- Attractive period building
- Close to Seven Dials
- Chain Free
- Ideal FTB
- Close to Brighton Mainline Station

Tenure: Leasehold EPC Rating: Awaited Council Tax Band: A Service Charge: 2558.00 Ground Rent: 250.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£270,000

Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
BHF114455 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.