

PHILLIPS & STILL

Frederick Street, Brighton

Offers in the region of £350,000



- A Charming Two Bedroom Cottage
- Situated In A Highly Sought After Location
- Moments From Brighton Station
- Front Garden
- Freehold With No Onward Chain

To view all our homes: phillipsandstill.co.uk



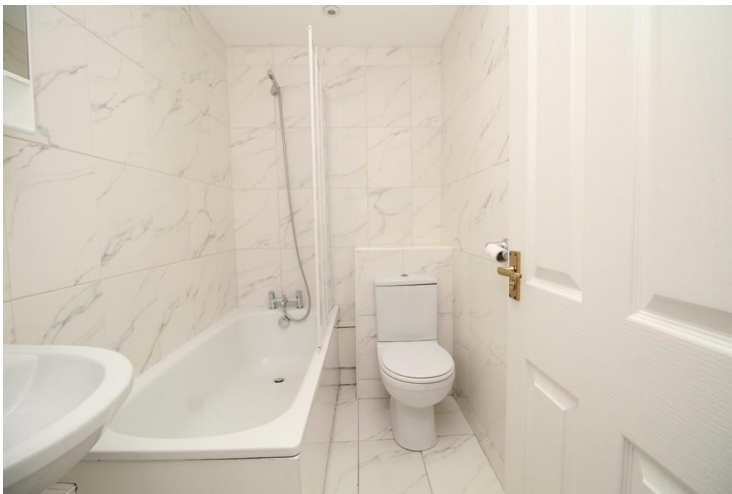
Frederick Street, Brighton, BN1 4TA



The perfect holiday home or investment property! This charming cottage is perfectly positioned for anyone wanting to fully experience everything that City Centre living brings; Frederick Street is nestled just off Queens Road moments from all that the beating heart of Brighton has to offer. Brighton Mainline Station could not be any closer as it's only a short stroll away, making this the perfect place to live for anyone looking to commute into London or Gatwick. The seafront is just a short stroll away, as is a huge variety of shops, trendy cafés and bars, fine restaurants and Churchill Square shopping centre. Everything you could possibly want is on your doorstep here but upon coming home & closing your front door, you would never know you were living in such a vibrant location as it is peaceful inside.

The ground floor accommodation comprises of a living room through to dining room decorated in neutral tones leading onto the kitchen and marble effect bathroom to the rear and on the first floor you have two bedrooms, there is also access to a garden to the front of the house.

For anyone who commutes, Brighton mainline station is close by which will really cut down the length of your journey to & from work. The house is offered for sale with no ongoing chain so is ready for its' new owner to pack their bags & move straight into. The only problem you'll have living here is deciding where to eat, drink & entertainment yourself every night with so much on offer & you'll be certain of fully experiencing that cosmopolitan lifestyle that Brighton is so famous for!



Picture this...

What a perfect home to come and relax in for the weekend. Everything is literally on your doorstep, from a wide range of shops, bars, restaurants and many local attractions.

You can really soak up Brighton's cosmopolitan atmosphere as living here does not get any more central. Alternatively you can take a short walk to Brighton's famous seafront, here you can enjoy the beautiful views and sunsets this city has to offer.

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Approximate Gross Internal Area = 41.4 sq m / 446 sq ft

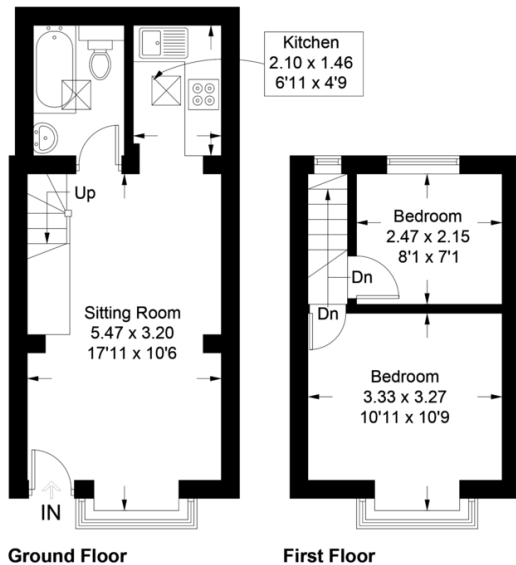


Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2020

Accommodation

GROUND FLOOR

LOUNGE/DINER
17' 11" x 10' 6" (5.46m x 3.2m)

KITCHEN
6' 11" x 4' 9" (2.11m x 1.45m)

BATHROOM

FIRST FLOOR

BEDROOM ONE
10' 11" x 10' 9" (3.33m x 3.28m)

BEDROOM TWO
8' 1" x 7' 1" (2.46m x 2.16m)

OUTSIDE

FRONT GARDEN

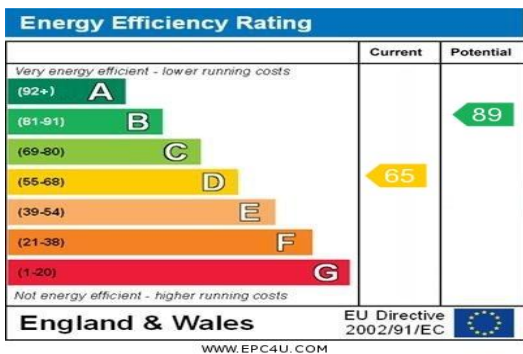




What to do next

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.

Phillips & Still

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www.phillipsandstill.co.uk