

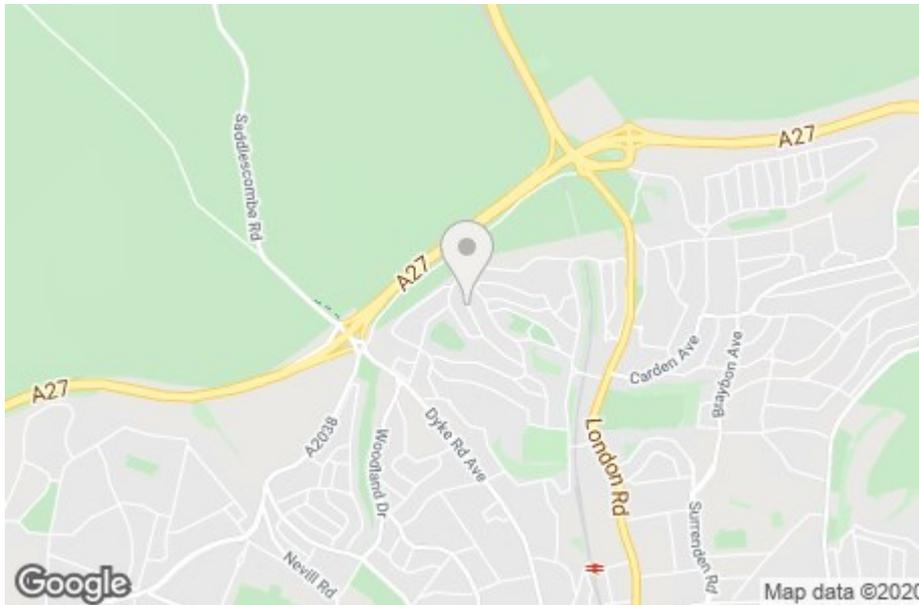


**37 Westdene Drive, Brighton, East Sussex, BN1 5HE**

**£1,950**

Mishon Welton are delighted to offer this superb newly refurbished unfurnished four bedroom house in the popular area of Westdene. The house benefits from a spacious open plan kitchen diner with patio doors to a stunning rear garden, large lounge facing front with lovely views over Westdene, master bedroom with walk in wardrobe and ensuite bathroom. Further Double bedroom with walk in wardrobe, further double and small single bedroom/study, Ground floor family bathroom with shower over, gas central heating, driveway and off street parking, garage, Large rear garden and available now, Sorry no pets

Council Tax D



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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
EU Directive 2002/91/EC		