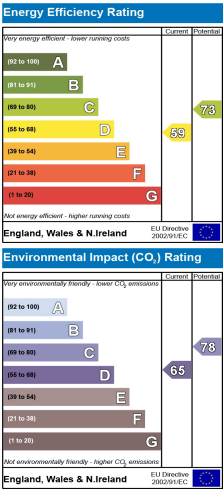
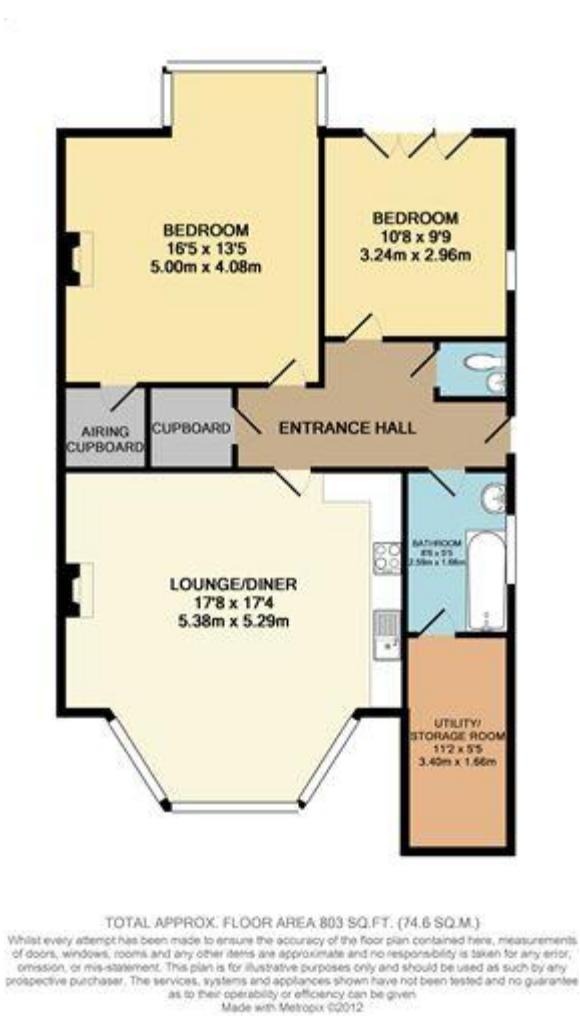




Highcroft Villas, Brighton, BN1 5PS
£330,000



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Agents note: All measurements are approximate and whilst every attempt has been made to ensure accuracy they are for general guidance only and must not be relied on. The fixture and fittings referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.





Occupying the entire lower ground floor of this handsome Victorian converted house, and with its own street entrance, the accommodation benefits from a wealth of original features and is spacious and immediately welcoming.

The hub of the home is the open-plan living/dining area with a modern fitted kitchen and plenty of additional storage space on offer. The large window spans the width of the room and overlooks the pretty front garden; its bay providing the perfect place to sit and enjoy your breakfast in the early morning sunshine. The Victorian fireplace provides a focal point for the living area and the generous proportions of the room allow for comfortable space when entertaining.

The master bedroom is impressive in its size and character features, with its own walk-in wardrobe and sufficient space to accommodate a desk or dressing table as well as chest of drawers. Bedroom two, also a good double, has attractive timber folding doors which lead directly out to the rear patio garden. There is quality flooring throughout the flat and large windows to the front and rear aspect allow plenty of light into the property during the day. This lovely flat has the additional bonuses of a useful walk-in hall cupboard and a utility space leading from the bathroom, so storage will not be an issue here.

The landscaped front and rear gardens are well stocked with trees and shrubs and feature a west facing patio area to the rear with generous outside storage for bicycles, garden implements etc. The property benefits from a new Vaillant gas fired central heating boiler (installed 2019) which comes with the balance of a 7 year warranty.



- SHARE OF FREEHOLD
- NO ONWARD CHAIN
- Substantial Lower Ground Floor Flat
- Bay fronted Period Property
- Own separate Entrance
- Wealth of original period features
- Hidden storage/utility room
- Delightful Front and rear landscaped gardens
- Close to stations and renowned schools

