



Guide Price
£750,000

Freehold

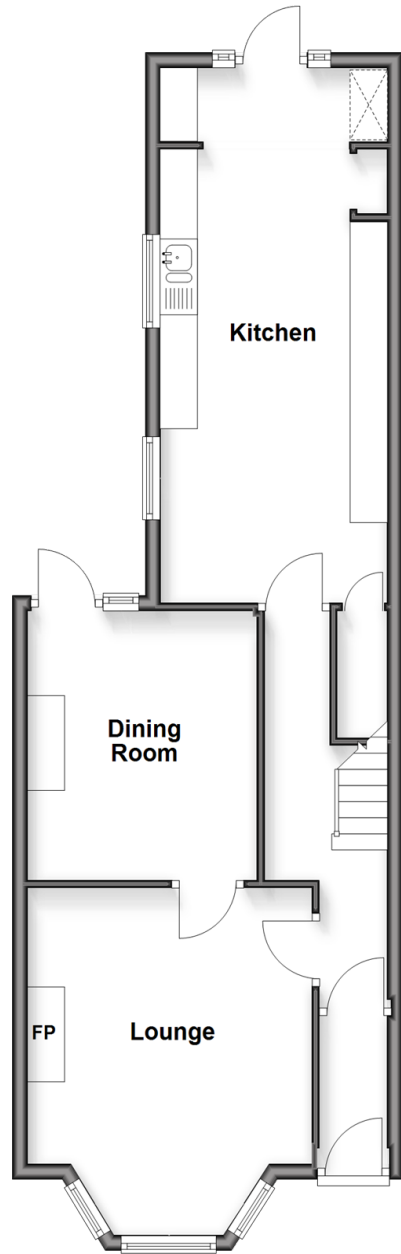
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**Waldegrave Road,
Brighton, East Sussex,
BN1**

cubitt & west
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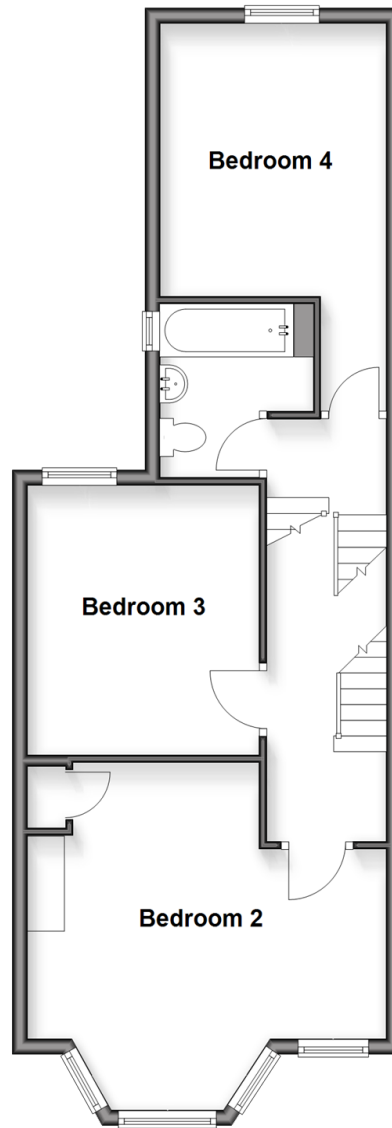
Ground Floor

Approx. 58.8 sq. metres (633.4 sq. feet)



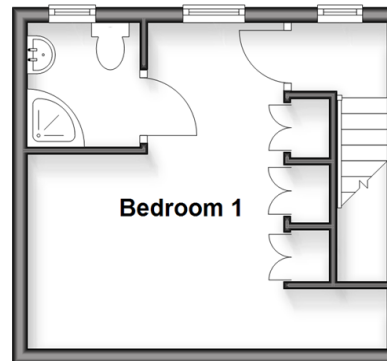
First Floor

Approx. 55.6 sq. metres (598.6 sq. feet)



Second Floor

Approx. 20.7 sq. metres (223.0 sq. feet)



Accommodation

GROUND FLOOR

Entrance Porch

Entrance Hall

Lounge: 12'6 into bay x 11'11 (3.81m x 3.63m)

Dining Room : 11'8 x 10'1 (3.56m x 3.08m)

Kitchen : 19'8 x 10'0 (6.00m x 3.05m)

FIRST FLOOR

Bedroom 2: 15'1 into bay x 11'11 (4.60m x 3.63m)

Bedroom 3: 11'8 x 10'3 (3.56m x 3.13m)

Bedroom 4: 10'0 x 6'7 (3.05m x 2.01m)

Bathroom

SECOND FLOOR

Landing

Bedroom 1: 11'3 x 8'5 (3.43m x 2.57m)

En Suite Shower Room

OUTSIDE

Front & Rear Garden



Main features

- Extended family home
- 'Golden triangle' location set within friendly Fiveways neighbourhood
- Local shops, coffee shops, pubs and sense of community
- Ideal for families, in the catchment area for good schools
- Walking distance to the train station



Nearest Schools

Primary Schools: Balfour Junior School 0.3 miles, Downs Junior School 0.3 miles, St Bernadette's Catholic Primary 0.4 miles
Secondary Schools: Dorothy Stringer High School 0.4 miles, Varndean School 0.5 miles



Transport Information

Train Stations: London Road 0.4 miles, Preston Park 0.6 miles, Brighton 0.9 miles



Address

Waldegrave Road, Brighton, East Sussex, BN1



Directions

For directions to this property please contact us.



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■ If buying or rent, please check if Local Authority licensing schemes apply before proceeding



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