



- **Stunning Period House**
- **Open Plan Lounge Diner**
- **West Facing Rear Garden**
- **Close To Mainline Station**
- **Three Bedrooms**
- **Modern Fitted Kitchen**
- **Popular & Central Location**
- **Scope To Further Extend STNC**

Norway Street, Portslade, Brighton

Price: £500,000 Freehold



Total Area: 102.4 m² ... 1102 ft²

All measurements are approximate and for display purposes only. Copyright 'GREEN PROPERTIES' 2020

Cox & Co are pleased to offer this three bedroom period townhouse which is offered for sale in excellent decorative order throughout.

The property is centrally located as it is only 0.2 miles from Portslade mainline railway station which offers direct services to both London and Brighton city centres. Boundary Road shopping district is also close by with all of its independent retail shops, cafes bars and restaurants.

The accommodation comprises on the ground floor you have an open plan layout with a lounge and dining room then a lovely modern kitchen which leads onto a conservatory overlooking a west facing rear garden. On the first floor, there are three bedrooms and a bathroom. There is further scope to extend subject to necessary consents.

For viewings please contact Cox & Co on 01273 00 99 66

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B			
(69-80) C			
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	