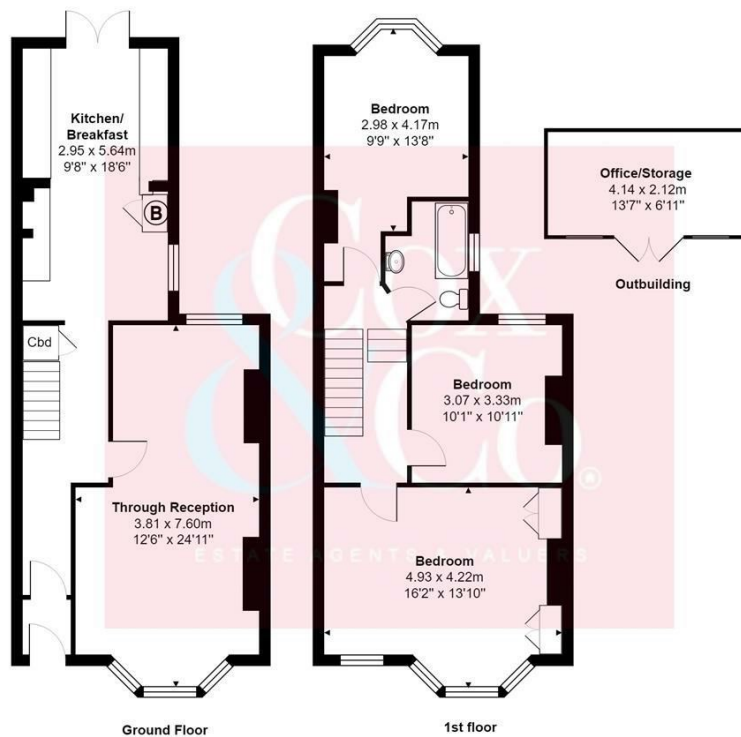




- Period End Of Terrace House
- Garden Cabin / Home Office
- Side Garden Access
- Close To Mainline Railway Station
- Must be Viewed
- Three Double Bedrooms
- Kitchen / Breakfast Room
- Sought After Location
- Through Lounge/Diner

St. Andrews Road, Portslade, Brighton

Price: £600,000 Freehold



Total Area: 104.8 m² ... 1128 ft² (excluding office/storage)
 All measurements are approximate and for display purposes only

Cox & Co are pleased to offer this lovely three bedroom period home. The accommodation comprises on the ground floor you have a through lounge & dining room along with a good size kitchen & Breakfast room.

On the first floor, there are three double bedrooms and a family bathroom.

Outside the property has a good size rear garden with side access and a good size garden room or home and office with power and WIFI. The house also backs directly onto Vale Park so offering an extra degree of privacy as you are not overlooked at the rear of the property.

The property is ideally located just off Boundary Road in West Hove and is very close to shops, bars, and cafés. Portslade mainline railway station is only 0.3 miles away and there are excellent bus services into Brighton & Hove city centres.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C		70	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

