



- Two Bedroom Period Town House
- Lounge with Through Dining Room
- Large Family Bathroom
- Garden Has Rear Access
- Very Popular Location

- South Facing Rear Garden
- Modern Fitted Kitchen
- Home Office/Studio In Rear Garden
- Two Double Bedrooms
- Must Be Viewed to be Appreciated

Gardener Street, Portslade

Price: £375,000 Freehold



Ground Floor
Area: 36.9 m² ... 397 ft²

First Floor
Area: 37.1 m² ... 400 ft²

Total Area: 74.0 m² ... 796 ft²

All measurements are approximate and for display purposes only.



Cox & Co are pleased to bring this well-presented two double-bedroom period townhouse to the market. The property is in excellent decorative order throughout and benefits from having a good size through lounge diner and a modern fitted kitchen. The first floor has a large family bathroom with a separate walk-in shower and two double bedrooms.

Outside, the property has a south-facing rear garden with reader access and a Home-Office cabin with power and lighting, making this an ideal working-from-home solution.

Located within walking distance to Victoria Park, Portslade mainline train station, and the bustling Boundary Road, this home is ideally situated for easy access to local shops, cafes, restaurants, and other amenities. With its combination of space, natural light, and ideal location, this home is perfect for those looking for comfort and convenience.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C			
(55-68) D		64	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

