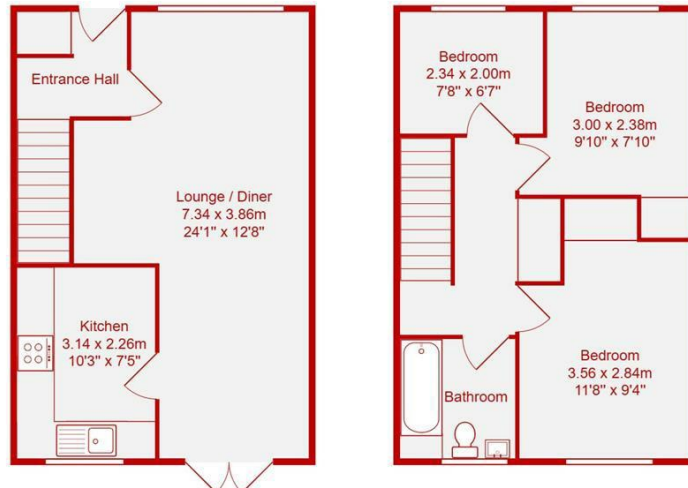




- Three Bedroom Terraced Home
- Delightful East Facing Garden
- Loft Space Boarded With Potential To Extend (STNC)
- Excellent Travel Links Into Brighton
- Two Private Parking Spaces
- Double Glazing
- Fantastic Location
- South Downs On Your Door Step

## Thornbush Crescent, Portslade

Price: £325,000 Freehold



**Ground Floor**  
Area: 35.0 m<sup>2</sup> ... 377 ft<sup>2</sup>



**First Floor**  
Area: 35.0 m<sup>2</sup> ... 377 ft<sup>2</sup>

**Total Area: 70.0 m<sup>2</sup> ... 754 ft<sup>2</sup>**

All measurements are approximate and for display purposes only.

Nestled in Thornbush Crescent this delightful terraced three-bedroom home comes with two private parking spaces. At the front, a sweet garden welcomes you, home to a rare and graceful Ginkgo tree.

Step inside to the hallway with a handy storage cupboard. To the left, the spacious living and dining room is a great space and offers plenty of natural light, with elegant French doors opening onto a mature, east-facing garden with a back gate leading directly to the two private parking spaces.

The generous kitchen has plenty of storage, extensive worktop space, and a larder cupboard.

Upstairs, you have the three bedrooms and the bathroom. The primary double bedroom enjoys peaceful views of the rear garden and benefits from built-in storage. At the front, the second bedroom also features internal storage and overlooks the pretty front garden. The third bedroom is currently set up as a home office, perfect for remote work or creative pursuits.

The loft is fully boarded, offering excellent storage and the potential for extension (subject to the necessary consent).

This well-maintained home is fully double-glazed and benefits from excellent bus links, while stunning South Downs walks are right on your doorstep. A wonderful opportunity for those seeking a charming home in a fantastic location!

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(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	

