

St. Leonards Road

Brighton

LEXTONS / SALES
LETTINGS
AUCTIONS
COMMERCIAL



St. Leonards Road Brighton

£130,000



1

BEDROOM

1

RECEPTION

1

BATHROOM

About the property

FOR SALE BY AUCTION 24th June 2026

A fantastic opportunity to acquire this well-proportioned one-bedroom garden flat, ideally situated in a prime Lewes Road location in Brighton. Offered for auction, this property represents a perfect investment opportunity, first-time purchase, or convenient city base.

Extending to approximately 440 sq ft of internal space, the flat offers generous and practical accommodation throughout. The spacious double bedroom provides ample room for storage and furnishings, while the large reception room features a dedicated dining area, creating an ideal space for both relaxing and entertaining.

To the rear, the property benefits from a sunny south-facing private garden, offering a rare and highly desirable outdoor retreat in such a central location.

The large, well-equipped bathroom adds further convenience, while the sought-after position on Lewes Road places you within easy reach of local amenities, cafes, shops, and everyday essentials.

Excellent transport links provide swift access into Brighton city centre and surrounding areas, with Brighton Train Station also close by, making this an ideal option for commuters and tenants alike.

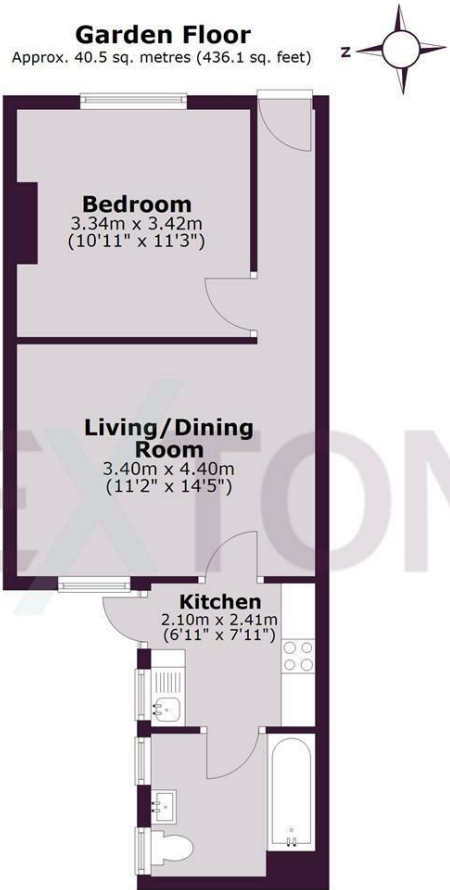








SCAN HERE TO VIEW ALL AUCTION PROPERTIES



LEXTONS

Total area: approx. 40.5 sq. metres (436.1 sq. feet)

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		72	78
(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	