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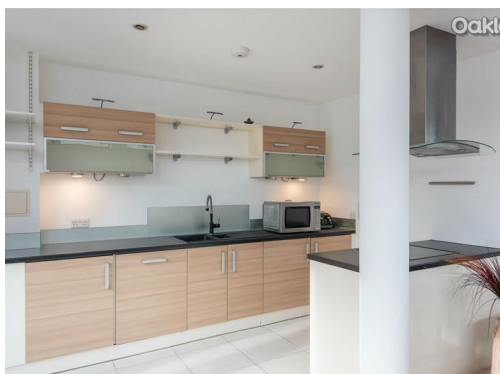


Oakley

Your Sussex Property Expert



Glass Pavilion, Princes Street, Central Brighton, BN2 1RD



Guide Price £325,000 - £350,000



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- Modern & Bright Two Bedroom Flat
- Central Location
- Modern Fitted Kitchen
- Modern Bathroom
- Principal Bedroom With Ensuite
- Passenger Lift
- NO CHAIN
- Internal Floor Area 83.0 SQ.M / 893 SQ.FT



The Property

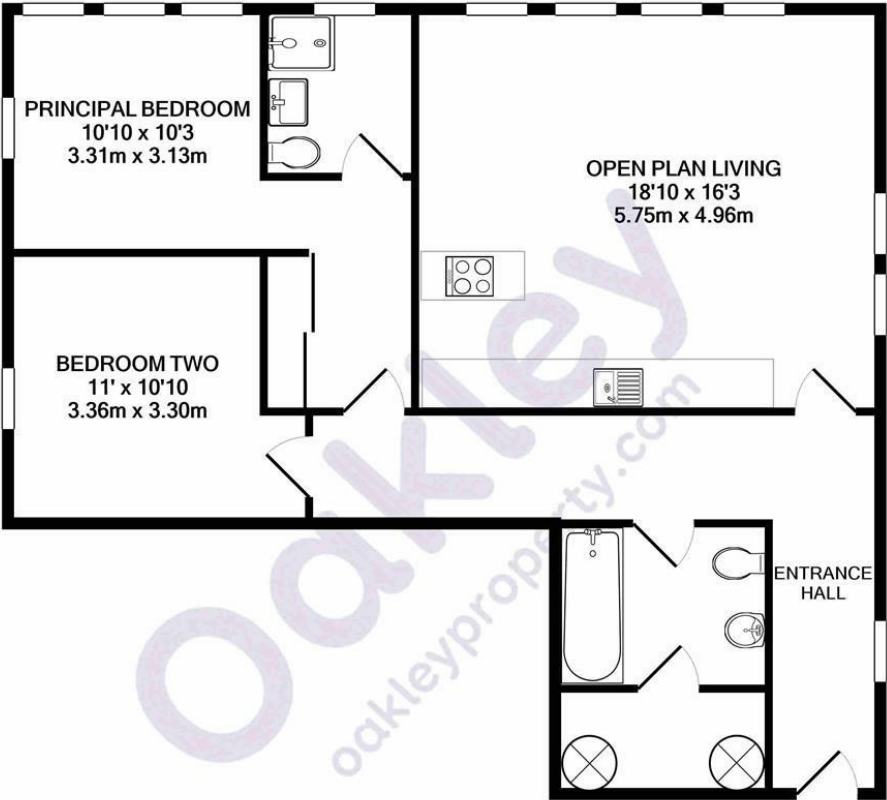
A bright & modern second floor flat forming part of a purpose-built block, located in central Brighton. The accommodations is approached via communal ways and a passenger lift. It comprises of an entrance hall, an open plan living, kitchen and dining area; perfect for entertaining, two sizeable bedrooms one benefiting from an en-suite, and a further modern fitted bathroom. This property has NO CHAIN.

The Location

Princes Street is located in Central Brighton opposite Brighton's Royal Pavilion. The location benefits from easy access to local amenities located along St James' Street (0.1 miles), including local cafes, restaurants, bars, pubs, grocers and entertainment facilities. The North Laine (0.3 miles), Brighton Seafront (0.3 miles) and Churchill Square Shopping Centre (0.5 miles) are close by providing additional dining, shopping and entertainment facilities. Brighton Mainline Railway Station (0.7 miles), many bus routes closely located, the A23 & A27 all provide easy access around Brighton, Hove and into London.

T: 01273 688881

Floor Plan



TOTAL APPROX. FLOOR AREA 893 SQ.FT. (83.0 SQ.M.)
Made with Metropix ©2021





Location Map



Energy Performance Certificate

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
99-100	A		
81-98	B	82	82
69-80	C		
55-68	D		
49-54	E		
41-48	F		
31-40	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Notes

Tenure Leasehold
 117 Year Lease From 2007
 Service Charge Half Yearly £1,586.32
 Council Tax Band E
 (£2,510.71 Per Annum From 1st April 2021)

Brighton & Hove City Office Residential Sales & New Homes

T 01273 688881
 E brighton@oakleyproperty.com

Shoreham-by-Sea Office Residential Sales, Lettings & New Homes

T 01273 661577
 E shoreham@oakleyproperty.com

Lewes Town & Country Office Residential Sales, Lettings and New Homes

T 01273 487444
 E lewes@oakleyproperty.com

The London Office Residential Sales

T 020 839 0888
 E enquiries@tlo.co.uk

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