

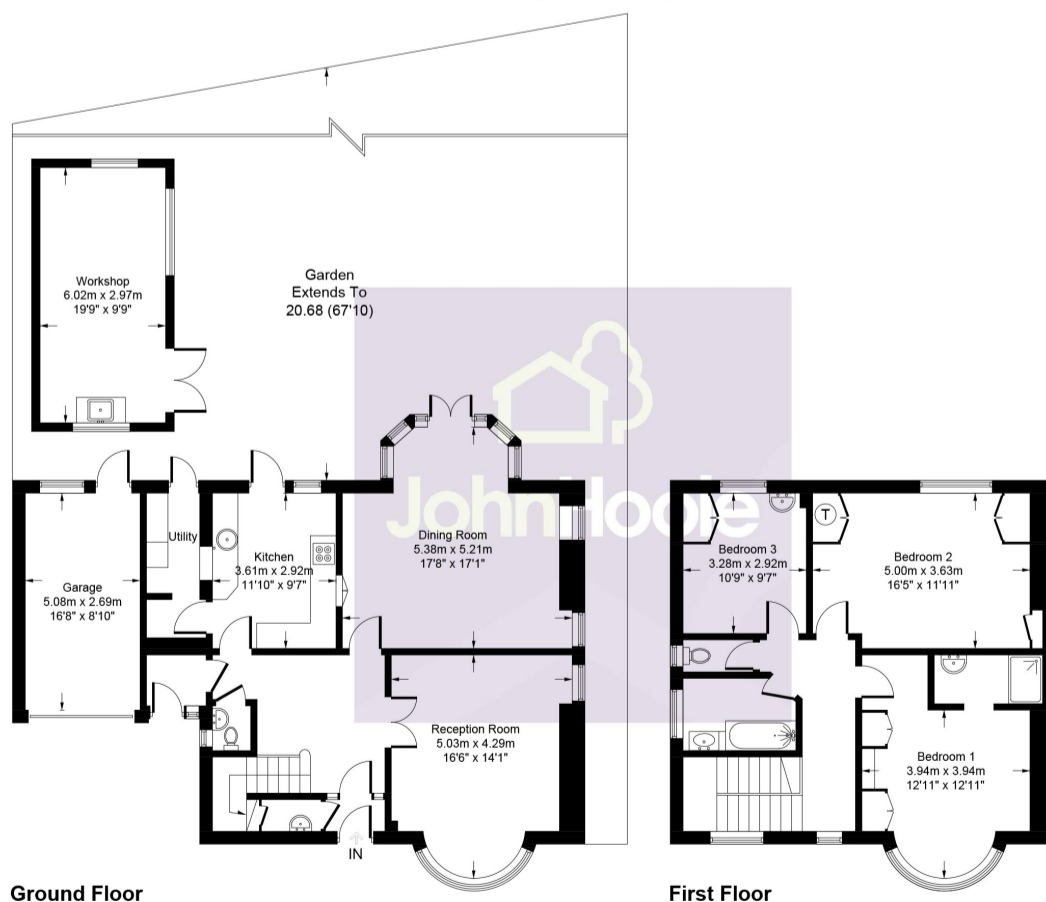


Withdean Crescent, Brighton, BN1 6WG
 £1,000,000



Withdean crescent, BN1

Approximate Gross Internal Area = 149.0 sq m / 1604 sq ft
 Garage / Workshop = 31.6 sq m / 340 sq ft
 Area = 180.6 sq m / 1944 sq ft



Ground Floor

First Floor

This floor plan is for representation purposes only as defined by the RICS Code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.

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Agents note: All measurements are approximate and whilst every attempt has been made to ensure accuracy they are for general guidance only and must not be relied on. The fixture and fittings referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.





Situated in the highly sought after and prestigious Withdean/Surrenden area, this beautiful detached house has generous room proportions and a versatile layout making it the ideal home for families with children of all ages. Currently arranged over two floors, with three double bedrooms and an en-suite shower room to the master bedroom, there is also the benefit of separate W.C.s here and on the ground floor.

There is beautiful oak paneling in the entrance hall which leads to two large reception rooms, each with open fireplaces. The rear reception room leads to a conservatory overlooking the charming lawned rear garden and which has a fantastic 192sq/ft garden room, ideal for home working/hobbies/storage etc.

It is ideally located within catchment for some of the city's highest achieving schools and colleges, and transport links by train or car are excellent. Immediately warm and welcoming, and having been a much-loved family home for over 50-years, this elegant home is ideal for families looking for their 'forever-home' in a highly attractive area of the city.



- Detached family house
- Three double bedrooms
- Large loft space (possible conversion STNC)
- Two reception rooms
- Lawned rear garden and patio
- Large garden room/workshop/store
- Off street car parking and Garage
- No chain