



Cavendish Place, Brighton, BN1 2HS
GUIDE PRICE £350,000 - £375,000



Total floor area 60.9 sq.m. (655 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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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.





Welcome to this fabulous 2-bedroom apartment located on the second floor of a Grade II listed Regency building in the esteemed Cavendish Place, a tranquil cul-de-sac adjacent to Kings Road, with Brighton's beautiful and vibrant seafront just a stone's throw away and the bustling heart of the city with all its amenities right on your doorstep. Nestled within the prestigious Regency Square conservation area, this residence offers an attractive blend of historical charm and contemporary elegance.

Having recently undergone a comprehensive refurbishment, this property now features a sleek, modern kitchen with integrated appliances that seamlessly blend style and functionality. The addition of a brand-new shower room, showcasing metro tiling and a chic vanity unit, enhances the overall smart and sophisticated ambiance of the property. Complementing the aesthetics, sound-proofed hard flooring creates a sense of continuity and ensures easy maintenance throughout the space. One of the defining features of this residence is the newly installed period-style shutters adorning the wooden sash windows in the living room and bedrooms, adding a touch of timeless elegance to the interior.

An attractive aspect for prospective buyers is the absence of an onward chain, allowing for a streamlined transition into ownership. Moreover, the fortunate buyer will enjoy a share of the freehold, not only enhancing the investment potential but also instilling a strong sense of ownership and community within this desirable locale.



- NO ONWARD CHAIN
- 2 BEDROOMS
- DESIRABLE LOCATION IN CENTRAL BRIGHTON
- OPEN PLAN LIVING/DINING AREA
- CLOSE TO SEAFRONT AND AMENITIES
- RECENTLY REFURBISHED
- GRADE II LISTED
- INTERCOM ENTRYPHONE SYSTEM
- LONG LEASE
- SHARE OF FREEHOLD