



PHILLIPS & STILL

MAY ROAD, BRIGHTON
ASKING PRICE OF £240,000





This ground floor, one-bedroom apartment in the highly coveted Elmgrove area of Brighton. As you enter the flat, you are greeted by a rear patio garden, perfect for enjoying some fresh air and creating a tranquil outdoor retreat.

The apartment boasts a spacious open-plan layout, seamlessly combining the kitchen and lounge areas. This design creates an inviting and sociable atmosphere, ideal for entertaining guests or simply relaxing after a long day. The kitchen is well-equipped, providing ample storage space and modern appliances, making cooking a pleasurable experience.

The bedroom is well-proportioned, offering a comfortable and peaceful haven for rest and relaxation. Natural light floods the room, creating an airy and serene ambience. Additionally, the apartment features a well-appointed bathroom, complete with modern fixtures and fittings.

This property not only offers a comfortable living space but also presents an attractive investment opportunity. With an admin investment required, it provides an excellent entry point into the property market for first-time buyers. The desirable location of the Elmgrove area adds to the appeal of this flat, with its proximity to amenities, transport links, and the vibrant city of Brighton.

GROUND FLOOR

ENTRANCE HALL

OPEN PLAN SITTING ROOM
20' 10" x 12' 1" (6.35m x 3.68m)

SEPERATE KITCHEN AREA

BEDROOM
12' 2" x 11' 4" (3.71m x 3.45m)

SHOWER ROOM

OUTSIDE

REAR PATION GARDEN

May Road, Brighton, BN2 3ED

Approximate Gross Internal Area = 37.8 sq m / 407 sq ft

= Reduced headroom below 1.5m / 5'0"

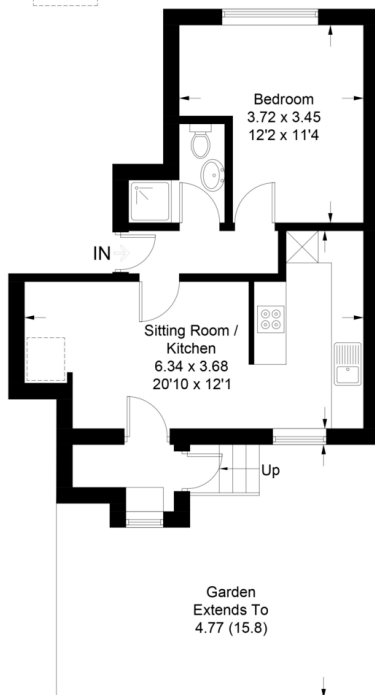


Illustration for identification purposes only, measurements are approximate, not to scale. Imageplansurveys © 2024

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

