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Elm Grove

Brighton, BN2 3EA

Guide price £500,000

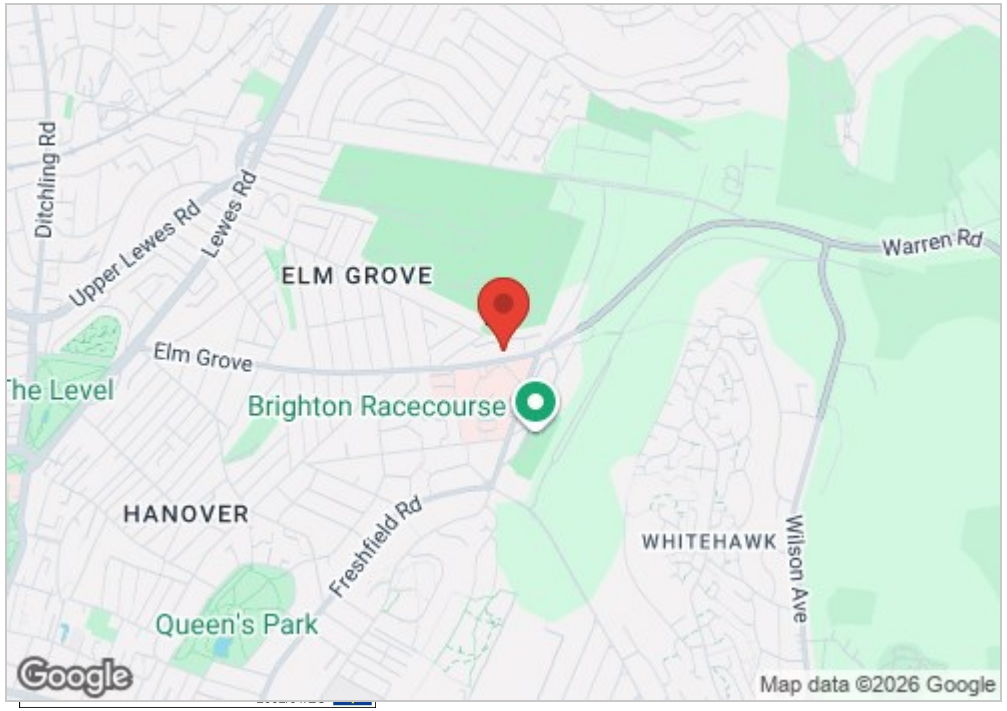


An attractive and beautifully presented double fronted 3 bedroom semi detached family home located in a popular prime central location close to excellent local schools, vibrant pubs, independent restaurants and accessible transport links.

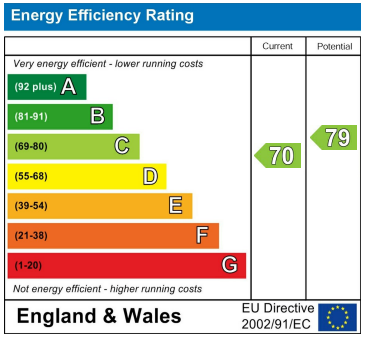
Elm Grove is a highly regarded community and family focused setting located close to the open spaces of Queens Park, The Level and central Brighton together with an excellent range of local pubs restaurants and cafés. Set back from the road this lovely family house has been extensively improved and modernised to create a comfortable and welcoming home with a light an airy contemporary theme.

Features include a well fitted modern kitchen/breakfast room with integrated appliances, pleasant living room opening on to the rear garden and 3 double bedrooms together with a modern family bathroom.

The external elevations have been completely re-plastered for ease of maintenance and additional comforts include gas fired central heating and UPVC replacement double glazed windows. Set in a pleasant tucked away position and surrounded by easily managed gardens on three sides an early viewing is very highly recommended.

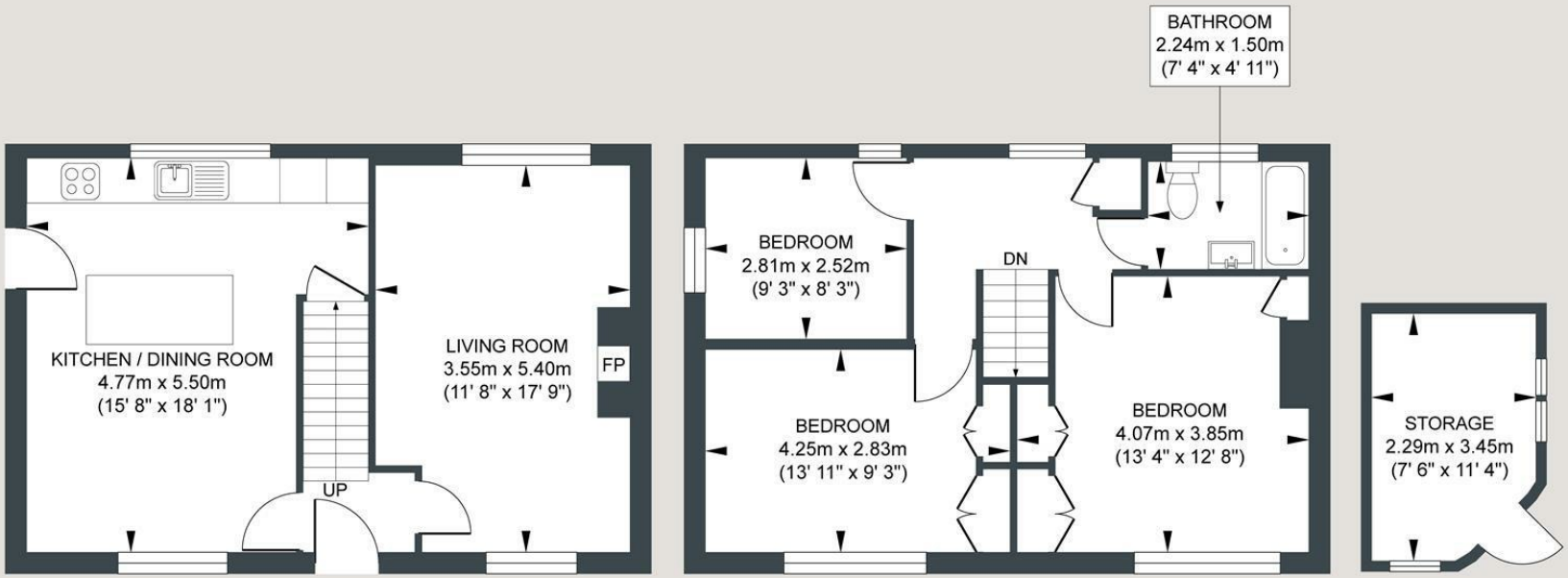


- Double fronted semi detached family home
- Beautifully presented and appointed
- 3 double bedrooms and modern family bathroom
- Easily managed gardens to three sides
- Vibrant and convenient location
- Light contemporary theme
- Tucked away position
- Must be viewed



ELM GROVE

Approx. Gross Internal Floor (Excluding Storage) = 92.13 sq m / 991.68 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



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GROUND FLOOR
Approximate Floor Area
494.49 sq ft
45.94 sq m

FIRST FLOOR
Approximate Floor Area
497.19 sq ft
46.19 sq m

STORAGE
Approximate Floor Area
79.01 sq ft
7.34 sq m

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