



**Guide Price**  
**£300,000**

**Share of  
Freehold**

1x  1x  1x 

**Powis Square, Brighton,  
East Sussex, BN1**

**cubitt & west**  
Helping you move forwards



## Main features

- High ceilings and living room overlooking Powis Square
- Large private rear garden
- Fantastic location, close to Seven Dials
- Within walking distance to Brighton's Mainline station
- Chain free

## Accommodation

### GROUND FLOOR

#### Entrance Hall

**Lounge** : 17'1 x 13'0 (5.21m x 3.97m)

**Kitchen**: 12'1 x 8'0 (3.69m x 2.44m)

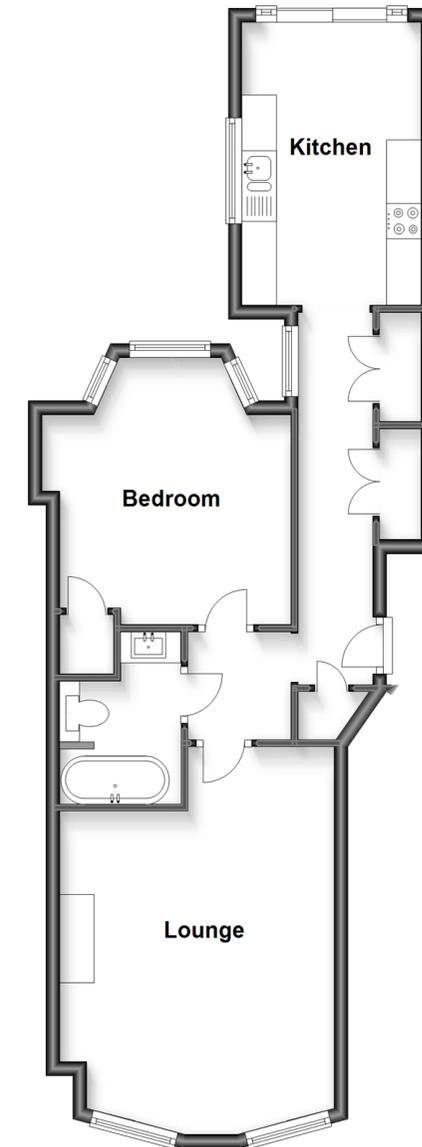
**Bedroom** : 11'11 x 10'1 (3.63m x 3.08m)

#### Bathroom

### OUTSIDE

#### Rear garden

**Ground Floor**  
Approx. 58.1 sq. metres (625.1 sq. feet)



Call Fiveways - 01273 564444 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



30510012/20221018/AF/JR