



Guide Price
£325,000

Freehold

2x  1x  1x 

**Langley Crescent,
Woodingdean, Brighton,
East Sussex, BN2**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Extended spacious family home
- Impressive open plan living area
- Front & rear gardens
- Outbuilding/workshop with electricity
- Close to The Downs, local shops, schools & bus stop.

Accommodation

GROUND FLOOR

Entrance Porch

Entrance Hallway

Lounge/Dining Area: 22'8 x 22'8 at widest point (6.91m x 6.91m)

Kitchen

FIRST FLOOR

Landing

Bedroom 1: 16'3 x 11'1 (4.96m x 3.38m)

Bedroom 2: 11'7 x 9'8 (3.53m x 2.95m)

Bathroom

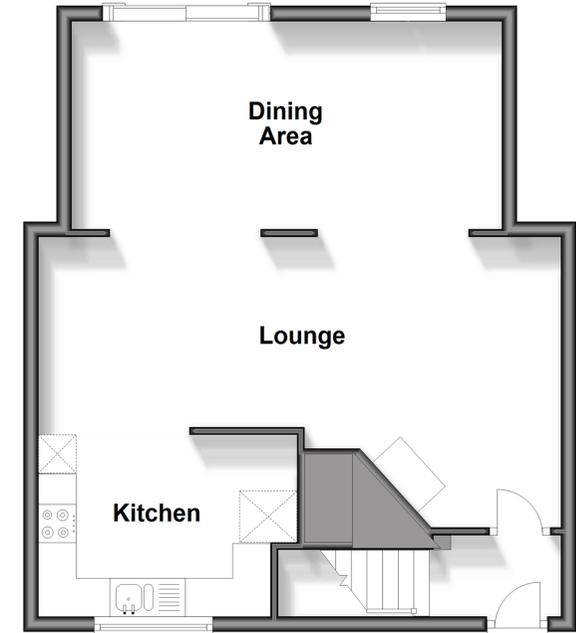
OUTSIDE

Front and Rear Gardens

Workshop

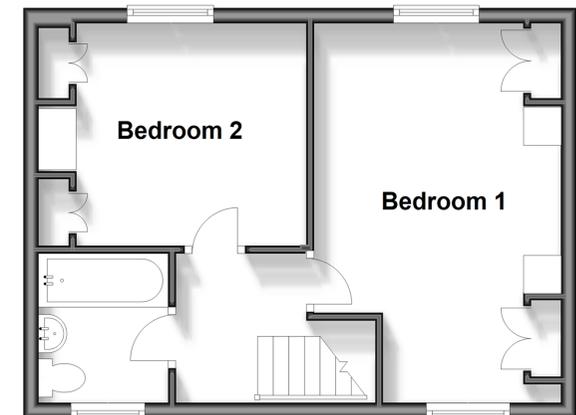
Ground Floor

Approx. 50.5 sq. metres (543.2 sq. feet)



First Floor

Approx. 34.4 sq. metres (370.0 sq. feet)



Call Woodingdean - 01273 606121 ■ 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
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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