



42 Stephens Road

Brighton BN1 7ER

Price: £475,000

- THREE BEDROOMS
- MODERN WHITE BATHROOM SUITE
- SEPARATE W.C
- KITCHEN
- LIVING/DINING ROOM
- FRONT AND REAR GARDENS
- TWO FRONT ENTRANCES
- GAS CENTRAL HEATING

This terrace family home has been skilfully and tastefully updated by the present owners and is presented in excellent order throughout offering spacious three bedroom accommodation. To the ground floor is a double aspect living/dining room and a modern kitchen with access onto the 60ft rear garden.

The accommodation with approximate room measurements comprises;

ENTRANCE HALL

Radiator, stairs to first floor.

KITCHEN

Incorporating stainless steel 1 ½ bowl sink unit with drainer and mixer tap, adjacent wooden worktop, cupboards and drawers under, matching eye level wall cupboards, appliance space, four ring gas hob, electric oven, breakfast bar, pantry, tiled splashback, radiator, cupboard housing 'Worcester' gas fired boiler, UPVC double glazed window, front and rear doors.

LIVING/DINING ROOM

Log burner with marble hearth, double aspect with two UPVC double glazed windows, two radiators.

FIRST FLOOR

LANDING

UPVC double glazed window, radiator, hatch to loft space with pull down ladder, boarded and light.

BEDROOM 1

UPVC double glazed window, fitted cupboard, radiator.

BEDROOM 2

UPVC double glazed window, fitted double wardrobe, radiator.

BEDROOM 3

UPVC double glazed window, radiator.

BATHROOM

Newly fitted white suite comprising panelled bath with shower over, glazed folding screen, wash hand basin with drawers under, UPVC double glazed window, part tiled walls, tiled floor with under floor heating, heated ladder style towel rail.

SEPARATE W.C

Comprising low level w.c, part tiled walls, UPVC double glazed window, heated floor.

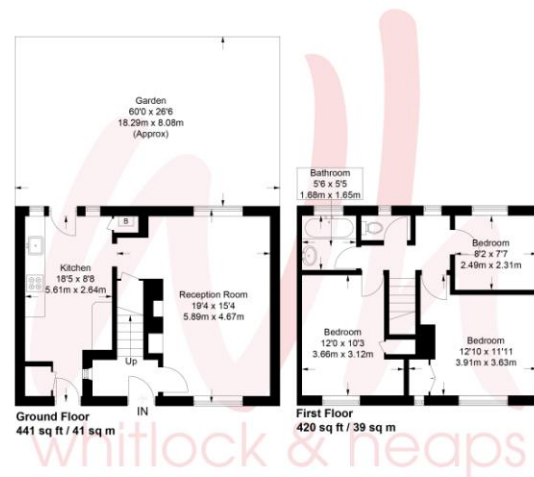
OUTSIDE

FRONT GARDEN

Mainly laid to lawn with path leading to front door.

REAR PATIO

Laid to lawn with raised patio.



Approximate Gross Internal Area = 861 sq ft / 80 sq m

Illustration for identification purposes only. Measurements are approximate, not to scale. © Whitlock and Heaps 2021

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