



Jack Taggart & Co

RESIDENTIAL SALES AND LETTINGS

PRICE GUIDE

£400,000

Fairway Crescent

Brighton, BN41 2FL

PROPERTY SUMMARY

GUIDE PRICE £400,000 - £425,000

Fairway Crescent,
Situated in a quiet residential crescent within the ever-popular Brighton & Hove area, this two-bedroom house presents an exciting opportunity for buyers looking to put their own stamp on a home.

The property is arranged over two floors and offers well-proportioned accommodation throughout. On the ground floor, there is a spacious living room with a large bay window allowing plenty of natural light, leading through to a kitchen/dining room with direct access to the rear. While the interior would benefit from modernisation, the layout provides a solid foundation for reconfiguration or upgrading to suit contemporary living.

Upstairs, the first floor comprises two generous bedrooms and a family bathroom. The main bedroom spans the width of the property, while the second bedroom offers flexibility as a guest room, home office, or nursery.

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Fairway Crescent



Approximate Gross Internal Area = 78.04 sq m / 840.0 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are 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/tenants are advised to recheck the measurements



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