



## 59-62 REGENCY SQUARE BRIGHTON, BN1 2FF

Beautifully presented third floor apartment forming part of an attractive Regency building in the heart of Brighton, moments from the seafront and Regency Square gardens.

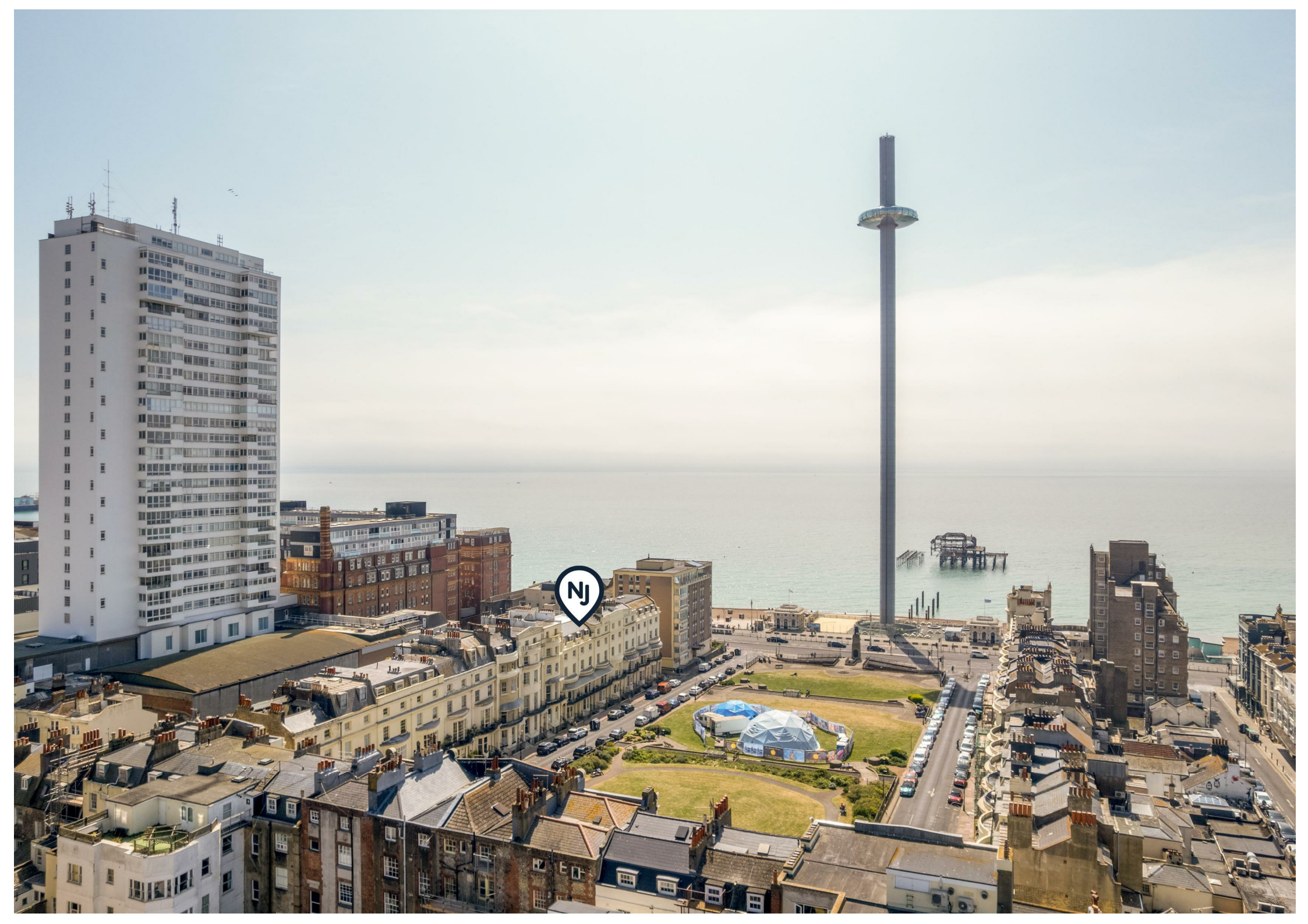
Thoughtfully redesigned with impressive attention to detail throughout, the property features a bespoke fitted kitchen, stylish contemporary bathroom, and cleverly designed built-in storage with a hidden utility area. The bright open plan living space combines character and practicality, while the double bedroom provides a calm and inviting retreat.

Perfectly positioned for Brighton seafront, the city centre, restaurants, cafes and transport links, this would make an ideal home, second property or investment purchase.

**Nicholas  
James**

SALES LETTINGS AUCTIONS





## 59-62 Regency Square

Approximate Gross Internal Area = 44.9 sq m / 483 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1298839)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		67	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		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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