



Rufford Court, 109 Marine Parade, Brighton, BN2 1AT

Approximate Gross Internal Area
195.9 sq m / 2109 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2024

Ground Floor



Total Area Approx 1926.76 sq ft

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£3,800



Rufford Court 109 Marine Parade, Brighton, BN2 1AT

Stunning 4 bedroom 3 bathroom double fronted Ground Floor Flat in this prestigious building.
 £3800 pcm.
 Available September 15th.
 Glass wrap around balcony.
 The property has very high ceilings and beautiful wooden parquet flooring.
 Incredible views out to sea.
 4 double bedrooms, 1 en-suite.
 3 bathrooms.
 Beautiful modern kitchen opening out to a very large Living Room.
 Council Tax Band E.
 Situated on the sea front in the heart of Kemp Town, close to shops and amenities.

- A holding deposit of £876.92 will be required to secure the Property which is equivalent to 1 weeks rent. Once referencing is complete the Holding Deposit will go towards the first month's rent
- The above details are intended for information purposes only and do not constitute an offer or form part of a contract. A tenancy will be granted subject to referencing and contracts



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		70	
(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	

Council Tax Band:

