

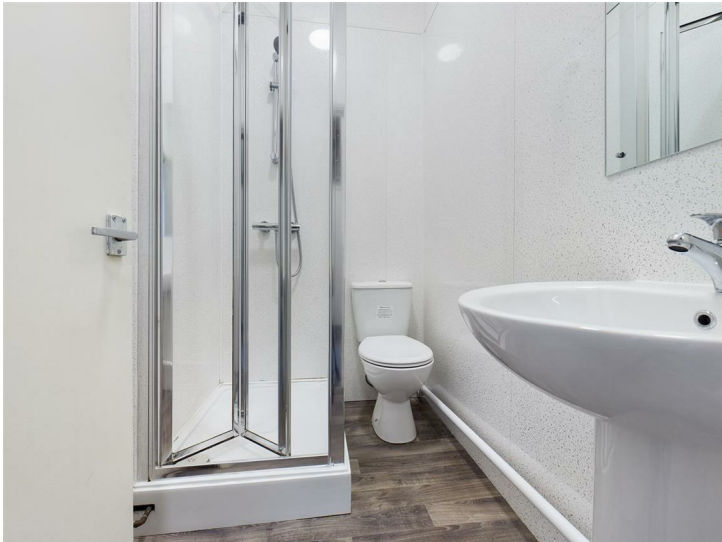
Total Area Approx sq ft

F1 (GF), 22 Broad Street, East Sussex, BN2 1TJ

To view, contact John Hilton:  
52 High Street, Rottingdean, BN2 7HF  
132-135 Lewes Road, Brighton, BN2 3LG  
01273 608151 or sales@johnhiltons.co.uk

**PCM £1,650 PCM**



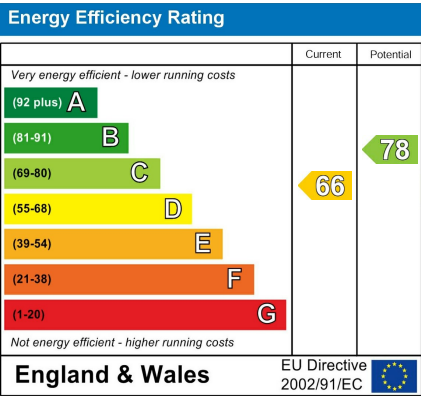
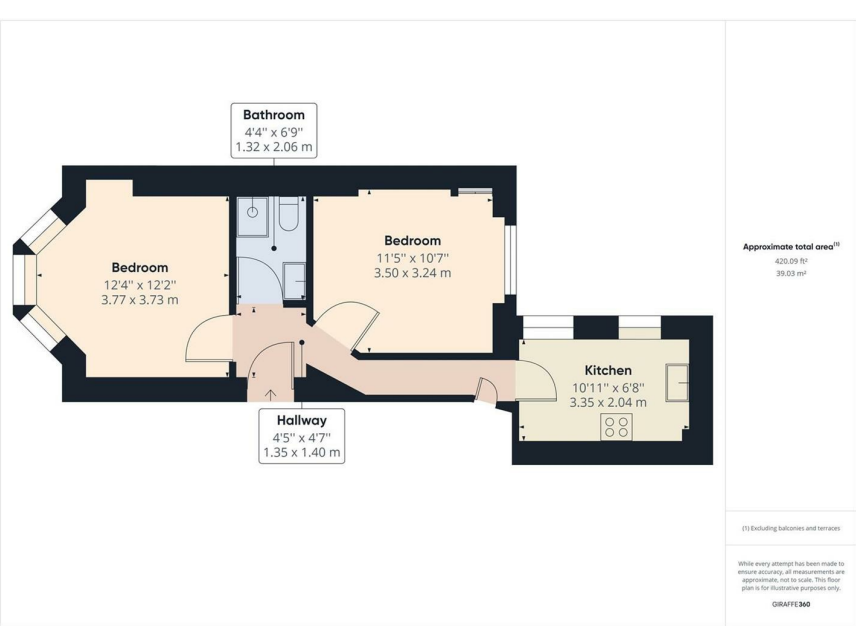


## F1 (GF), 22 Broad Street, East

### Sussex, BN2 1TJ

- 2 double bedroom STUDENT PROPERTY £190.38 per person per week (students only)
- Available 29 August 2025
- Modern neutral décor
- Furnished
- Shower room
- Popular location, just off the seafront and in Kemp Town
- Council tax band A
- 12-month tenancy

- A holding deposit of £380.76 will be required to secure the Property, equivalent to 1 week's rent. Once referencing is complete the Holding Deposit will go toward 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
- Please note that rent is shown as per person per week based on 52 weeks of the year. The rental amount as advertised is due monthly



Council Tax Band: **A**