

Marine Drive, Brighton, BN2 7HQ

Approximate Gross Internal Area = 156.4 sq m / 1683 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. Imageplansurveys @ 2025



Total Area Approx sq ft

Kaye's Cottage 32 Marine Drive, Brighton, BN2 7HQ

To view, contact John Hilton:
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 01273 608151 or sales@johnhiltons.co.uk

PCM £3,700 PCM



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Kaye's Cottage 32 Marine Drive, Brighton, BN2 7HQ

- 4 double bedroom property
- Available 22nd April 2025
- Modern neutral décor
- Unfurnished with white goods
- Open plan living room kitchen with underfloor heating throughout and bedrooms with airconditioning
- 2 Luxury Bathrooms
- Front & Back Garden with south facing terrace (Gardener Included)
- Garage
- Council tax band E
- 12-month tenancy
- A holding deposit of £853.84 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



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			82
(69-80) C		63	
(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: **E**



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