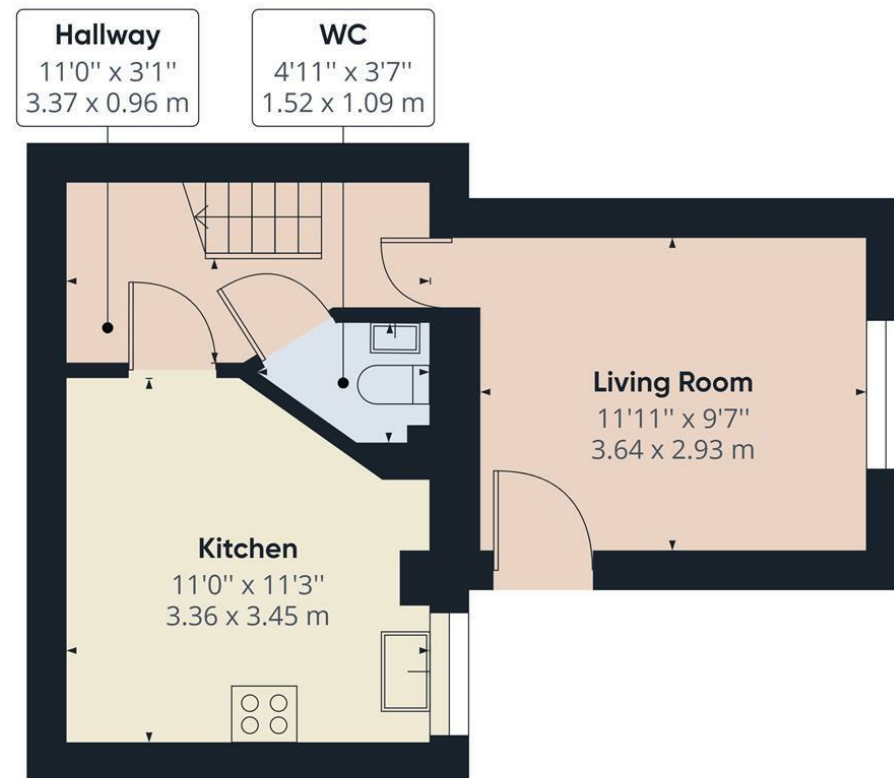


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Est 1972



Approximate total area⁽¹⁾
309.31 ft²
28.74 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Total Area Approx sq ft

71 Riley Road, Brighton, BN2 4AG

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

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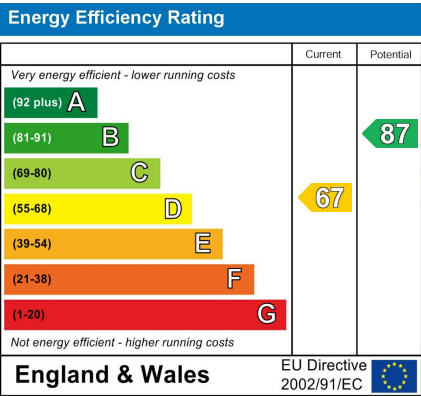
71 Riley Road, Brighton, BN2 4AG

- * Lovely 6 double bedroom student house
- * Only £155.76
- * Available 27/07/2026
- * 12 month contract
- * Furnished
- * Bills can be included at additional costs (subject to change)
- * Popular Riley Road area
- * Stylish neutral décor throughout
- * Large open kitchen
- * Separate living space
- * Property benefits from two shower rooms
- * Situated just off Lewes Road
- * Close to bus routes into the city centre
- * Council tax band C

* A holding deposit 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 on move in

* 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 as the rent is due monthly



Council Tax Band: C



The mention of any appliances and/or services in this description does not imply they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. The above details are intended for information only and do not constitute an offer or form part of a contract

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