

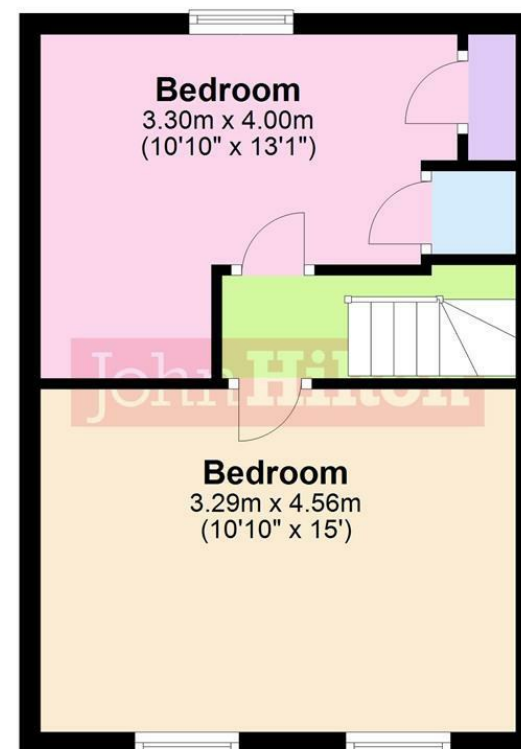
First Floor

Approx. 35.2 sq. metres (378.4 sq. feet)



First Floor

Approx. 30.7 sq. metres (330.5 sq. feet)



Total area: approx. 65.9 sq. metres (708.8 sq. feet)



Total Area Approx sq ft

6 Marshalls Row, Brighton, BN1 4JU

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 £1,800 PCM



6 Marshalls Row, Brighton, BN1 4JU

A well presented 2 double bedroom maisonette in a modern secure gated development just off London Road by the Open Market, available from the 12th of February 2024. Arranged over 2 levels, both bedrooms are on the second floor with separate living room, kitchen and bathroom below. The full width living room has a 'Juliet' balcony. Convenient and central location, close to Brighton Station in an up and coming part of Brighton. Council Tax Band B, £1800 PCM

- A holding deposit of £415.38 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



- 2 double bedroom maisonette
- Available from the 12th of February 2024
- Separate living room
- The full width living room has a 'Juliet' balcony
- Council Tax Band B
- £1800 PCM

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		75	76
(69-80) C			
(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: **B**

