



44 Devonshire Place, Brighton, BN2 1QB

Description

An unusual opportunity to acquire a Victorian double fronted freehold property, spanning over 3 -storeys, currently configured as 4 flats. 44 Devonshire Place comprises a self-contained studio flat and 1 bedroom flat, located on the ground floor. To the first floor & second floors are 2x 2-bedroom self-contained flats. The property has the benefit of a communal rear garden.

All flats are currently let – producing an income of approximately £62,000pa

Situation

Devonshire Place situated in the East Cliffe Conservation Area, is a short walk from Brighton seafront and promenade. Kempdown Village is a few minutes' walk away - with its variety of cafes, shops, restaurants and bars. The North Laines and Brighton Mainline Railway Station are approximately one mile from the property (London Victoria 72 minutes).

Accommodation

The property has the following approximate Net internal floor areas:

FLAT 1 - 27 sq.m.
FLAT 2 - 43 sq.m.
FLAT 3 - 62 sq.m.
FLAT 4 - 63 sq.m.

EPC

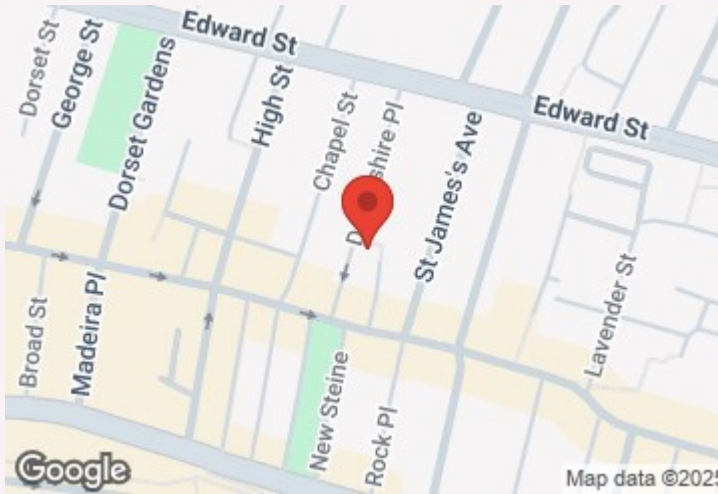
FLAT 1 - D
FLAT 2 - D
FLAT 3 - C
FLAT 4 - C

Council Tax

FLAT 1 - A
FLAT 2 - A
FLAT 3 - B
FLAT 4 - B

Tenancies - PCM

FLAT 1 - £950.00
FLAT 2 - £1,200.00
FLAT 3 - £1,550.00
FLAT 4 - £1,500.00



For further information please contact the sole agents

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Price
£975,000