



Surrenden Park

Brighton, BN1 6XA



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£2,250 Per month

A lovely newly decorated 3 bedroom terraced house located within a private and quiet cul-de-sac. Arranged over three floors with off road parking and garage, this home provides fantastic space throughout and offers versatile living.

On the ground floor you have a good size W/C, two useful storage cupboards and also direct access to the garage. Moving up to the first floor you have a separate living room with the benefit of a large bay window which opens up to a delightful balcony. Modern fitted kitchen including a range cooker, fridge freezer, new washer dryer and a brand new boiler. Leading into the conservatory which is ideal to use as a dining room with doors out to the sunny rear garden.

Up to the top floor there are three good size bedrooms with lots of natural light along with a family bathroom.

The loft space has been converted to an amazing peaceful office/study space to accommodate anybody needing to work from home! This property is ideal for any families looking to be close to the excellent local schools, it is also within a small reach of Brighton College. Fiveways is just a short walk away with individual shops such a greengrocers, bakeries and many coffee shops.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	59	80
England & Wales		EU Directive 2002/91/EC

- 3 bedroom terraced house
- Long term
- Close to local schools
- Double glazed
- Available early June 2024
- Arranged over 3 floors
- Unfurnished
- Garage and off road parking
- EPC = C



