

1a Florence Road

Brighton

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About the property

SMALL PET ACCEPTED. A good quality two bedroom first-floor apartment situated within a renovated Grade II listed Victorian church development and decorated to a lovely finish throughout.

Internally the accommodation comprises of an open plan kitchen and reception room featuring attractive wooden flooring and dramatic spot lighting, giving access to a PRIVATE BALCONY. The kitchen features fully integrated appliances including a fridge/freezer, dishwasher and washing machine.

Both bedrooms are large doubles and include a large wardrobe/storage space. Located just off Stanford Avenue the development is on the doorstep of Preston Park, whilst being in walking distance of local amenities, shops and cafes of the area. The development also has excellent transport links and is situated a short distance from London Road train station. SMALL PET ACCEPTED.

**1a Florence Road
Brighton**

£1,950 Per month



2

BEDROOM

1

RECEPTION

1

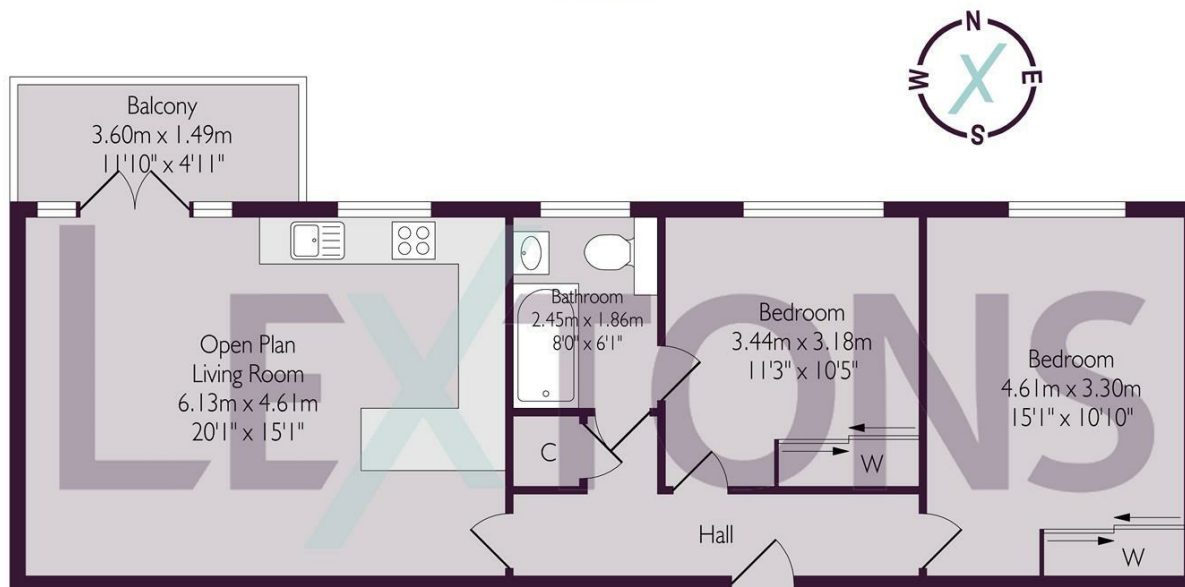
BATHROOM



SCAN HERE TO VIEW ALL AVAILABLE PROPERTIES



First Floor



Approximate gross internal floor area 68.3 sq m/ 735.2 sq ft
 Whilst every care has been taken to ensure accuracy, dimensions are approximate and for illustrative purpose only.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	79	79
(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	