



Price
£450,000

Freehold

5x  1x  1x 

**Roedale Road, Brighton,
East Sussex, BN1**

cubitt & west
Helping you move forwards



Main features

- Fantastic investment opportunity
- End of terrace fully licensed HMO
- Rear garden with side access
- Additional cellar room
- Currently achieving £2795 pcm & rented until 16th August 2024

Accommodation

GROUND FLOOR

Entrance Hall

Lounge : 14'1 x 10'2 (4.30m x 3.10m)

Kitchen : 14'6 x 8'9 (4.42m x 2.67m)

Bedroom 4 : 11'2 into bay x 8'6 (3.41m x 2.59m)

Bedroom 5 : 11'2 into bay x 8'3 (3.41m x 2.52m)

FIRST FLOOR

Landing

Bedroom 1 : 17'0 into bay x 11'2 (5.19m x 3.41m)

Bedroom 2 : 9'6 x 8'0 (2.90m x 2.44m)

Bedroom 3 : 9'6 x 8'0 (2.90m x 2.44m)

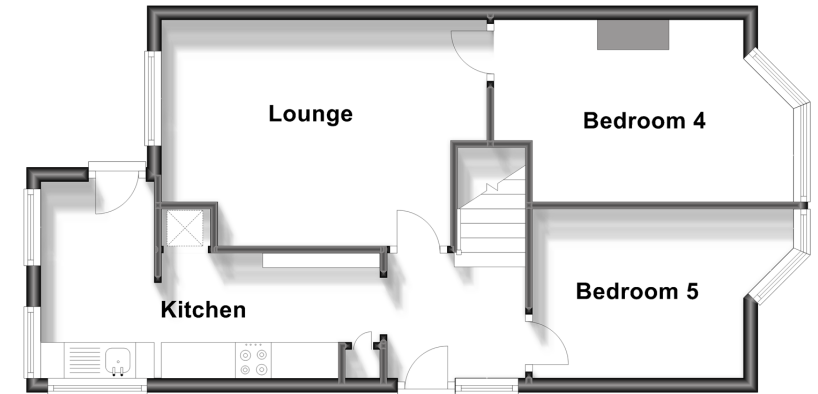
Bathroom

OUTSIDE

Front & Rear Garden

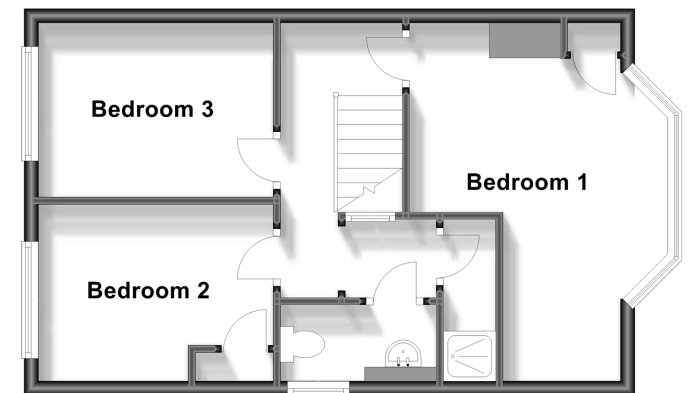
Ground Floor

Approx. 47.2 sq. metres (508.0 sq. feet)



First Floor

Approx. 40.5 sq. metres (435.9 sq. feet)



Call Fiveways - 01273 564444 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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