

32 Queens Road, Brighton, BN1 3YE

T: 01273 326171 E: brighton@psandb.co.uk

www.psandb.co.uk



Church Street, Brighton, East Sussex BN1 1UW £1,500 PCM

PS&B are pleased to present this SUPERBLY LOCATED three double bedroom apartment, situated on the third floor of a purpose-built block ideally located between Brighton Station and the vibrant North Laine district.

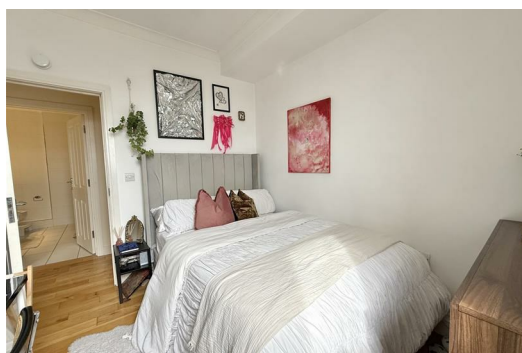
The property is finished to a HIGH-STANDARD throughout and offers a bright and generously proportioned reception room with an open-plan contemporary kitchen. The kitchen is equipped with a halogen hob, integrated oven, large fridge/freezer, washing machine, and ample storage space, making it both stylish and practical for everyday living.

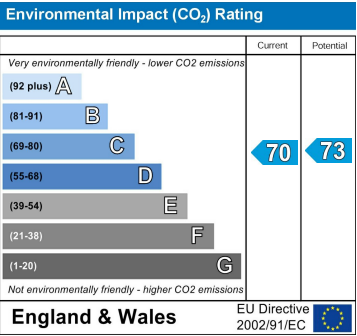
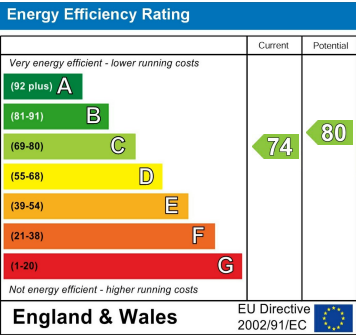
Accommodation comprises three sizeable double bedrooms, each offering comfortable living space with room for additional furnishings such as desks or wardrobes. The modern shower room features floor-to-ceiling tiling, a walk-in shower with glass enclosure, and a stylish vanity unit with under-sink storage.

Additional benefits include GAS CENTRAL HEATING for efficient warmth, access to a secure communal bike store, and lift service within the building for added convenience.

Please note: due to HMO licensing restrictions, the property is suitable for a maximum of two sharers.

Offered unfurnished and available from 8th October 2025.





VIEWING: BY APPOINTMENT THROUGH PARSONS SON & BASLEY
TEL: 01273 274 040

THE PROPERTY MISDESCRIPTIONS ACT 1991:
The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.
References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sale particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

DATA PROTECTION ACT 1998:
Please note that all personal information provided by customers wishing to receive information and/or services from the estate agent will be processed by the estate agent, for the purpose of providing services associated with the business of an estate agent and for the additional purposes set out in the privacy policy, copies available on request but specifically excluding mailings or promotions by a third party. If you do not wish your personal information to be used for any of these purposes, please notify your estate agent