

50 St James Street  
Brighton  
East Sussex  
BN2 1QG

T 01273 915400  
E [olga.wojnarova@tpsb.co.uk](mailto:olga.wojnarova@tpsb.co.uk)



## 37 Marine Parade , Brighton, BN2 1TR £1,550 Per Month

Situated in the popular seafront area of Kemptown is this well presented, furnished, ground floor, two bedroom flat. Kemptown has a vast array of cafes, boutique shops, restaurants, supermarkets and is close to local bus routes and a walk away from Brighton train station. The seafront is a stroll away making this an ideal location for professionals wanting to live close to the seafront and amenities.

Upon entering the property you have a well designed open plan lounge/diner open to the kitchen area with wall and base units, washing machine, fridge, oven and hob. There is a double bedroom to the rear and a smaller second bedroom. The shower room is modern with a large walk in shower, w.c. and basin. Being offered furnished the property will be perfect for anyone relocating to the area.

Available furnished from the 12th May 2025

EPC Rating: C

Resident parking Zone: C see council website for cost and availability

Weekly rent £357

Council Tax Band: TBC



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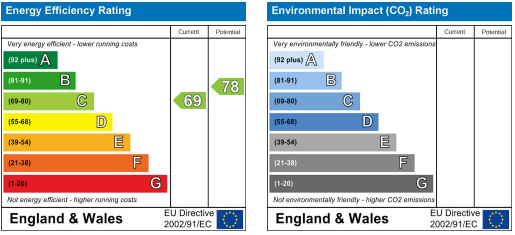
Floor Plan



Area Map



Energy Efficiency Graph



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