

50 St James Street  
Brighton  
East Sussex  
BN2 1QG

T 01273 915400  
E olga.wojnarova@tpsb.co.uk



## Lower Rock Gardens

, Brighton, BN2 1PG

**£800 Per Month**

This exquisite studio flat is situated in the heart of Kemp Town, just one minute walk away from the beach. Close to all shops, bus routes and local amenities.

The studio room is a very generous size with large window allowing in lots of light and attractive wood effect flooring. There is a small kitchen fitted with washing basin within this room.

The bathroom is modern, fitted with a shower, sink and w.c.  
There is a fitted storage in the entrance hall.  
Newly neutral decor throughout.

The flat benefits from separate utility room, where is a plumbing for a washing machine and some storage space.

AVAILABLE: immediately and unfurnished  
PERMIT PARKING: C  
EPC: E  
COUNCIL TAX: A  
WEEKLY RENT: £184



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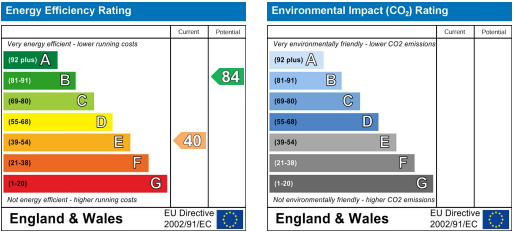
Floor Plan



Area Map



Energy Efficiency Graph



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