

50 St James Street
Brighton
East Sussex
BN2 1QG

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St. James's Street , Brighton, BN2 1TH Guide Price £330,000

The Property Shop Brighton are delighted to bring to the market this beautiful period property full of character and in the desired location of Kemp Town, a stones' throw from local shops and the beach.

This first floor flat boasts two great size double bedrooms, the master benefiting from floor to ceiling windows and a modern en-suite, along with a bright and modern open planned lounge/kitchen again with floor to ceiling windows and a lovely, exposed brick feature wall.

The seller has advised us there is 115 years remaining on the lease and the maintenance charge is:

29 Sep 2024 24 Mar 2025 Half yearly Reserve Fund for Major Works 180.00

29 Sep 2024 24 Mar 2025 Half yearly Service Charge in advance 1,426.05

Total: £1,606.05

Mar-Sep 2025 Reserve Fund for Major Works £540

Mar-Sep 2025 Service Charge £1462.14


Total £2002.14

Ground rent: Peppercorn

The property is let at £1,600pcm from 06/06/2023, so a great buy to let investment.

Council Tax Band: A

- Two Bedroom Flat
- Modern Kitchen/Reception
- Modern Bathrooms
- Floor to Ceiling Windows
- Right in the Heart of Kemp Town
- No Chain
- Close to the Beach
- Council Tax Band: A
- Cash Buyers Only

 the sussex beacon

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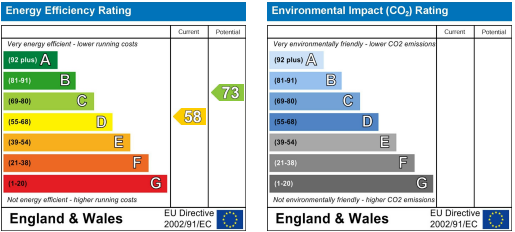
Floor Plan



Area Map



Energy Efficiency Graph



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