

ard  
Estate Agents



30 Harrington Road

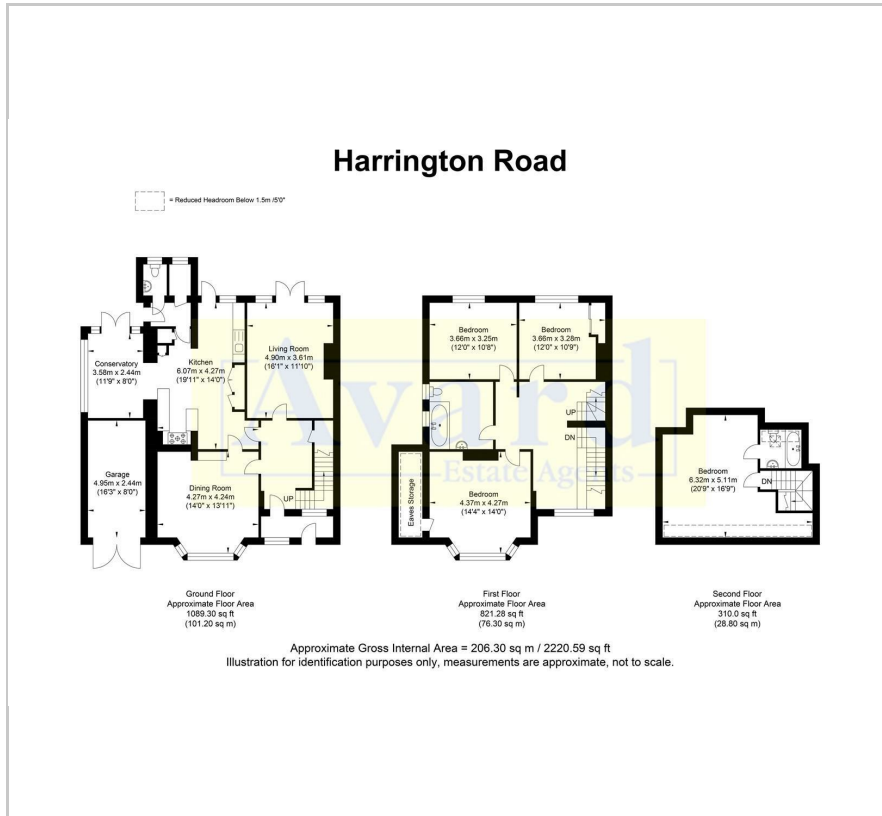
Brighton, BN1 6RF

£2,750 Per month



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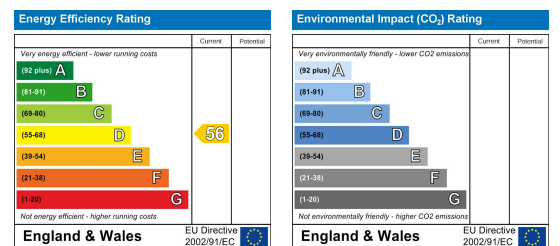
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Avard Estate Agents Office on 01273696000 if you wish to arrange a viewing appointment for this property or require further information.

- 4 Double Bedrooms
- Beautiful South Facing Garden
- Driveway
- Council Tax Band F
- Available End Of July
- Over 2200 Square Feet Garden
- Must Be Viewed
- Excellent Location

Available July.

Avard Estate Agents are pleased to offer for let this four bedroom semi-detached house spanning over 3 floors measuring 2220 Square feet in size with an impressive large southerly aspect rear garden. Situated in the popular Harrington Road close to some of the most highly regarded schools in Brighton catering for all age groups and Preston Park train station with its commuter links to London is a short walk away. There is easy access to A27/A23 and local shops at the bottom of the road including Sainsburys. Preston Park is just around the corner, with football pitches, basketball courts, tennis courts, cycle velodrome and large, open spaces as well as hosting multiple local and international events constantly providing unforgettable days out. Accommodation comprises of entrance porch, hallway, living room, dining room, kitchen, conservatory, cloakroom, landing, 4 bedrooms one with en-suite bathroom, further bathroom, garage & driveway, front garden and southerly aspect rear garden.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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