the PropertyShop

Letting & Selling Homes

Marine Parade

, Brighton, BN2 1PH

£1,350 Per Month

Available immediately a beautifully presented, one bedroom, part furnished or unfurnished, garden flat on Brighton sea front. The property is close to local amenities including cafes, restaurants, boutique shops and close to the RSCH and AMEX. Just across the road is Brighton beach and the open air swimming lanes within easy reach.

The property is on the lower level and has been styled elegantly and at present is offered part furnishing but it can also be unfurnished. There is a large, bright lounge/dining room to the front of the flat, there is a separate kitchen with a good range of wall and base units for plenty of storage, a fridge, freezer, washing machine, oven, hob and dishwasher. The bathroom is a good size with a white 3 piece suite comprising bath with over bath shower and attractive tile detail, sink and w.c. The double bedroom is to the rear of the property with direct access onto a delightful patio garden and offers plenty of storage in this generous room. The hallway also has further storage with large cupboards. The property benefits from gas central heating.

Available immediately on a part furnished basis or unfurnished
EPC Rating: D
Council Tax Band: A
Weekly rent £311
parking is on road parking in residents zone C: see council website for costs and availability
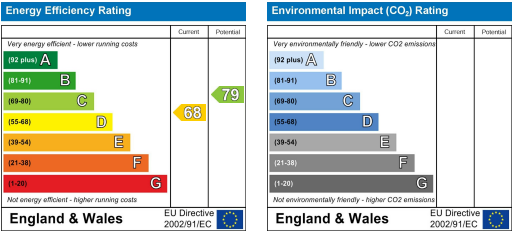Broadband use this checker: https://checker.ofcom.org.uk/en-gb/broadband-coverage

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Floor Plan

Kitchen
10'0" x 6'11"
3.05 x 2.12 m

Bathroom
10'0" x 6'1"
3.07 x 1.86 m

Living Room
16'10" x 15'3"
5.14 x 4.65 m

Bedroom
13'3" x 10'7"
4.05 x 3.25 m

Hallway
2'11" x 11'11"
0.90 x 3.65 m

Approximate total area
592.55 ft²
55.05 m²

(1) Excluding balconies and terraces

While every attempt has been made to
ensure accuracy, all measurements are
approximate, not to scale. This floor
plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C
standard.

GIRAFFE360

Area Map

Brighton Toy and Model Museum
HANOVER
Freshfield Rd
BRIGHT
Kings Rd
Brighton Palace Pier
Google
Map data ©2026 Google

Energy Efficiency Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales — EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		

England & Wales — EU Directive 2002/91/EC

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