



Rose Hill Close, Brighton, BN1 4HT
£1,050 Per Calendar Month



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SELLING HOMES
IN BRIGHTON
& HOVE
SINCE 2002

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Further Information

ONE PET ALLOWED. Located in a quiet close just off Ditchling Road, is this ONE BEDROOM bright and well maintained ground floor apartment. There is laminate wood flooring throughout making it very easy to keep clean.

In the kitchen there is a washing machine, fridge and gas cooker. The bedroom offers a large range of built in fitted wardrobes.

The flat is very well located close to London Road, The Level and Brighton City Centre. Brighton mainline Station is also within easy walking distance. The flat will suit either a single occupant or couple.

The property is available for IMMEDIATE OCCUPATION and is being offered UNFURNISHED



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Call 01273 777123 or email property@goldinlemcke.com

The above information has been provided by the vendor in good faith, but will need verification by the purchaser's solicitor. Any areas, measurements or distances referred to are given as a guide only and are not precise. Floor plans are not drawn to scale and are provided only to help illustrate the general layout of the property. The mention of any appliances and/or services in this description does not imply that they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. It should not be assumed that any contents, furnishings or other items shown in photographs (which may have been taken with a wide angle lens) are included in the sale. Any reference to alterations to, or use of, any part of the property is not a statement that the necessary planning, building regulations, listed buildings or other consents have been obtained. We endeavour to make our details accurate and reliable, but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not give any warranty in relation to the property and we have no authority to do so on their behalf.

| Energy Efficiency Rating | | Current | Potential |
|--|--|---|-----------|
| <i>Very energy efficient - lower running costs</i> | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| <i>Not energy efficient - higher running costs</i> | | | |
| England & Wales | | EU Directive 2002/91/EC  | |