



Total Area Approx sq ft

F1, 45 Russell Square, Brighton, BN1 2EF

To view, contact John Hilton:
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PCM £1,500 PCM



F1, 45 Russell Square, Brighton, BN1

2FF

- Two-bed bedroom property
- Available now
- Modern neutral décor, new carpets
- Unfurnished with white goods
- Open plan living room, kitchen
- Shower room
- Central Brighton location
- Council tax band A
- 12-month tenancy

- A holding deposit of £346.15 will be required to secure the Property, equivalent to 1 week's rent. Once referencing is complete, the Holding Deposit will go toward the first month's rent
- The above details are intended for information purposes only and do not constitute an offer or form part of a contract. A tenancy will be granted subject to referencing and contracts



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	
	77	82

Council Tax Band: **A**

- 1 double bedroom and 1 single bedroom property
- Available 23/09/2024
- Modern neutral décor
- Unfurnished with white goods
- Open plan living room kitchen
- Popular location close to shopping centre and a stone throw away from the beach and bars

