



Zion Gardens, Brighton, BN1 3LE

£1,150 Per month



- Central Brighton
- Open Plan lounge & kitchen
- Double Glazed
- Shower Cubicle

- 1 Bed raised ground floor flat
- Includes appliances
- Bedroom with storage
- Storage Heaters

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Summary

Priors are pleased to offer a spacious raised ground floor 1 bedroom flat in the heart of the City Centre. The flat offers a great location just off Queens Road/Clock Tower area. The open plan-lounge/kitchen is east facing and has a double glazed bay windows with roller blinds. Night storage heaters. The kitchen has a selection of cupboards & drawers, it also includes appliances - oven, hob, washing machine & under counter fridge with small freezer. The double bedroom has 2 built-in cupboards (1 with the hot water tank), double glazed window with roller blind and a storage heater. Tiled bathroom with good size shower cubicle, WC, WHB & heated towel rail. Council Tax Band - A EPC - D Parking Zone - Z (Check the Brighton and Hove Council website for waiting list)

Open Plan Lounge & Kitchen

14x15 (4.27mx4.57m)

Open plan lounge & kitchen. Double glazed sash window with roller blinds. Kitchen with cupboards, drawers and worktop. Under counter fridge freezer. Oven and hob. Washing machine.

Bedroom

9x12 (2.74mx3.66m)

Double bedroom. Double glazed sash window. Roller Blind. 2 storage cupboards, 1 with water tank.

Bathroom

Bathroom with shower cubicle. WC. Wash basin. Heated towel rail.

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		59	66
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

