



## Key Features

- Two-bedroom, semi-detached, chalet bungalow
- Sought-after Mile Oak location
- Close to local schools, shops and amenities
- Private front and rear gardens
- Garage
- EPC rating E

2  1  1 

Graham Crescent, Mile Oak, Brighton and Hove

£1,500 PCM



Northwood are delighted to welcome to market this lovely, two bedroom, semi-detached chalet-bungalow in the Mile Oak area of Brighton and Hove.

Accommodation comprises living room, kitchen, two double bedrooms, bathroom with shower over bath and separate WC.

Further benefits include garage, gas central heating, double-glazing and private front and rear gardens.

Located in a quiet crescent in Mile Oak, just to the north of Portslade, this lovely two-bedroom bungalow has easy access to the A27 and Brighton and Hove and is just a short walk from the Mile Oak Recreation Park, local schools, shops and amenities.





Please view our immersive virtual tour to fully appreciate this fantastic property:  
<https://tour.giraffe360.com/bf379fb15eda45f9a6b9ba4bbeec1d1f>

Mobile Phone Coverage and Broadband speeds can be checked on the Ofcom website:  
<https://checker.ofcom.org.uk/>

Council Tax Band C: £2184

Holding Deposit: £345.00 (equivalent to one week's rent)

Full Deposit: £1730.00 (holding deposit + equivalent of four weeks' rent)

1st month's rent + Full Deposit: £3230.00

Total household income must exceed £45,000.00 to be considered for this property.

This property is managed by Northwood, should a maintenance issue arise, it can be reported 24 hours a day via our website.

PLEASE NOTE: These photos were taken prior to the current tenant taking up residence in 2022.





**northwood**  
Over & Above

**Approximate total area<sup>(1)</sup>**  
641.24 ft<sup>2</sup>  
59.57 m<sup>2</sup>

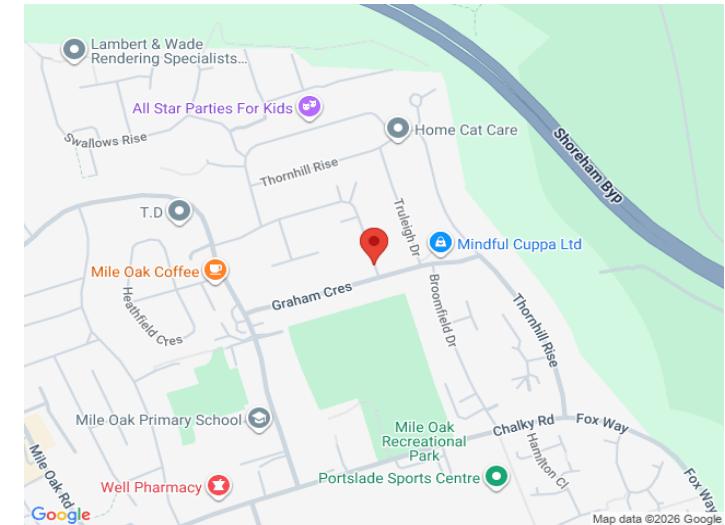
**Reduced headroom**  
19.61 ft<sup>2</sup>  
1.82 m<sup>2</sup>

(1) Excluding balconies and terraces

□ Reduced headroom (below 1.5m-4.92ft)

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

**GIRAFFE 360**



**SEE MORE ONLINE**

## Northwood

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**northwood**  
Local knowledge, national reach