



Total Area Approx sq ft

To view, contact John Hilton:  
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01273 608151 or [sales@johnhiltons.co.uk](mailto:sales@johnhiltons.co.uk)

40 Hollingdean Road, Brighton, BN2 4AA

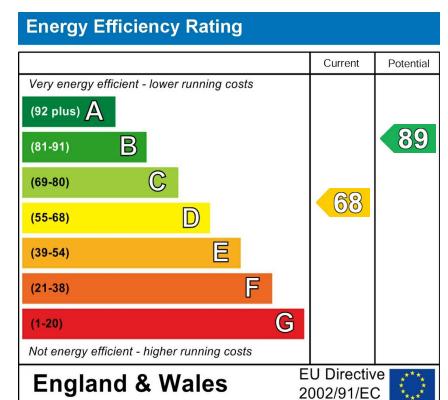
PCM £2,750 PCM



## 40 Hollingdean Road, Brighton, BN2 4AA

- \* 5 double bedroom student house
- \* Available 20 August 2025
- \* £115.38 pppw
- \* Modern neutral décor throughout
- \* Large kitchen/diner with TV
- \* Double Bedrooms all with locks.
- \* Large bathroom and separate WC
- \* Walking distance to the University
- \* Close to Sainsbury's and Lewes Road Shops
- \* Garden
- \* 12-month tenancy
- \* Council Tax Band B

A holding deposit of £576.92 will be required to secure the Property, which is equivalent to 1 week's rent. Once referencing is complete, the Holding Deposit will go towards the first month's rent on move-in. 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. Please note that rent is shown as per person per week based on 52 weeks of the year, as the rent is due monthly.



Council Tax Band: B

The mention of any appliances and/or services in this description does not imply they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. The above details are intended for information only and do not constitute an offer or form part of a contract

John Hilton