



Lower Rock Gardens, Brighton, BN2 1PG

£1,200 Per month -

Situated in a sought-after location just off Kemp Town Seafront, this newly redecorated well-presented lower ground floor apartment offers convenient access to American Express and Royal Sussex County Hospital, making it ideal for professionals.

This property offers a spacious open-plan kitchen and living area with integrated appliances, measuring approximately 22'2" x 18'10".

The double bedroom benefits with a boiler cupboard and additonal cupboard for clothes and storage. Approximately 12'1" x 11'6".

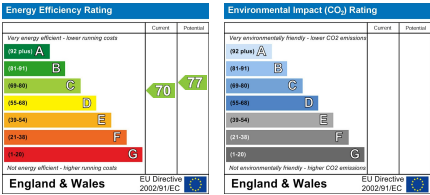
There is a modern bathroom with shower, a utility room for added convenience, and private outdoor space to both the front and rear of the property.

The property is newly re carpeted throughout and also benefits from gas central heating.

Available for immediate occupation.

Council Tax: A

These property details are set out as a general outline only and do not constitute any part of an Offer or Contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. Buyers are advised to obtain verification from their solicitor or surveyor. Fixtures, fittings and other items are not included unless specially described. All measurements, distances and areas are approximate and for guidance only. Room measurements are taken to be the nearest 10 cm and prospective buyers are advised to check these for any particular purpose, e.g. Fitted carpets and furniture. This material is protected by the laws of copyright. This property sheet forms part of our database rights and copyright laws. No unauthorised copying or distribution without permission.



Pearson Keehan

95 Portland Road, Hove, East Sussex, BN3 5DP
Tel: 01273 206999 Email: hove@pearsonkeehan.com
pearsonkeehan.com