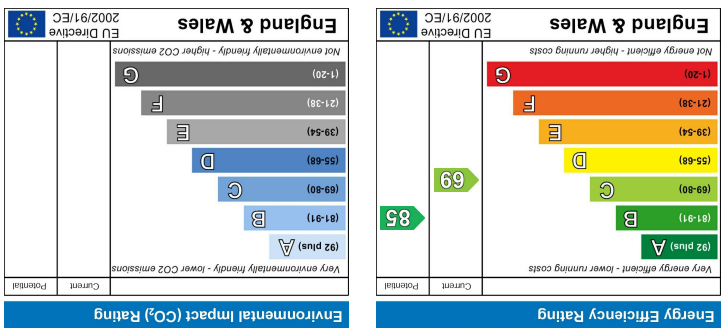
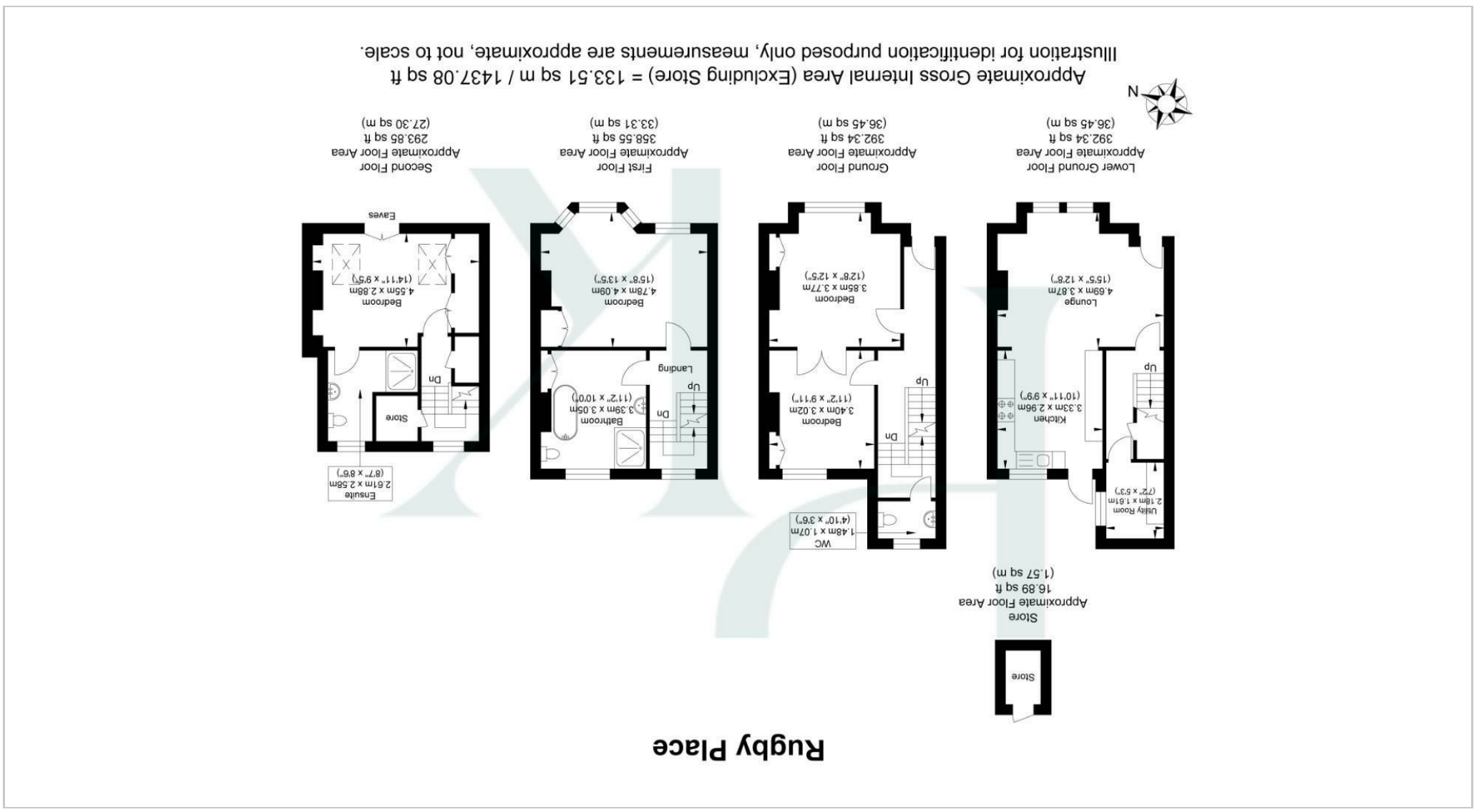
13 Rugby Place
Brighton, BN2 5JB

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

Pearson Keehan





13 Rugby Place

Brighton, BN2 5JB

£2,500 Per month

A substantial and highly versatile 3/4 bedroom terraced house arranged over four floors, ideally situated in the sought-after Rugby Place area of Brighton. Offering bright and spacious accommodation throughout, this attractive home provides flexible living space well suited to families, professional sharers or those seeking a generously sized property in a central and convenient location.

The property is entered via the ground floor, where there are two well-proportioned bedrooms and a separate WC. Stairs lead down to the lower ground floor, which also benefits from its own separate entrance, and features a generous lounge to the front, a fitted kitchen to the rear, and a useful utility room. This level offers excellent everyday living space and a practical layout for modern occupation.

On the first floor there is a further double bedroom and a spacious family bathroom, while the second floor provides another large bedroom with ensuite shower room and additional store space, creating an ideal principal bedroom suite or private top-floor retreat.

Thanks to its adaptable layout, the property can be arranged as either a four bedroom home with an additional reception room or study, or as a five bedroom property depending on individual requirements. The house is especially appealing for its bright feel throughout, with good natural light and well-balanced accommodation across all levels.

Located close to Brighton seafront, the Royal Sussex County Hospital, Brighton Marina and the wide range of amenities in Kemptown, Rugby Place is perfectly placed for easy access to shops, cafes, restaurants and transport links into the city centre and beyond.

Property is available for occupation from Early September.