



## 125 Montgomery Street

Hove, BN3 5FP

**£1,900 PCM**

Lawton and Dawe are thrilled to have to rent this rarely available family house in prime Poet's Corner location. The Victorian property with stripped wooden floors, comprises of a lovely light lounge with shelving storage, second reception room / dining / play room, large kitchen/diner refurbished in a modern style with white goods supplied. The garden with storage shed, provides a lovely space to sit and entertain.

Upstairs there are two double bedrooms, one with built in storage, and a further good sized master bedroom benefitting from large window, providing plenty of light. The bathroom has a bath, with shower over. The property is located within walking distance of Portland Road and its shops, cafes and bus links, and is close to Hove and Aldrington stations and situated right near Stoneham Park. Viewing highly recommended. Some furniture can remain by negotiation. Available immediately.

Rent is exclusive of any bills. Please contact us for details of potential permitted fees during the tenancy and full information on holding deposits, dilapidations deposits and referencing requirements. We are aware we are members of ARLA Propertymark for Client Money Protection and members of The Property Ombudsman.

- 3 Bedroom family home
- 2 Reception rooms
- Available immediately
- Popular Poet's Corner location
- Gas central heating
- Close to Aldrington station
- Pets by negotiation

### Viewing

Please contact our Lawton & Dawe Properties Ltd Office on 01273917791

if you wish to arrange a viewing appointment for this property or require further information.



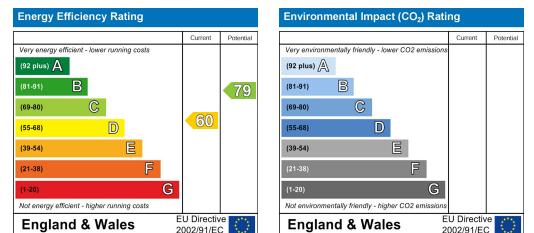
## Floor Plan



## Area Map



## Energy Efficiency Graph



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