

Lower Ground Floor

Approx. 34.6 sq. metres (373.0 sq. feet)



Ground Floor

Approx. 35.1 sq. metres (377.3 sq. feet)



First Floor

Approx. 29.2 sq. metres (314.7 sq. feet)



Total area: approx. 98.9 sq. metres (1065.0 sq. feet)

Total Area Approx sq ft



12 Coleman Street, Brighton, BN2 9SQ

To view, contact John Hilton:
52 High Street, Rottingdean, BN2 7HF
132-135 Lewes Road, Brighton, BN2 3LG
01273 608151 or sales@johnhiltons.co.uk

PCM £3,250 PCM



12 Coleman Street, Brighton, BN2 9SQ

- 5 double bedroom STUDENT PROPERTY (students only)
 - £150.00 per person per week / £650.00 per person per month
 - Available 04 September 2026
 - Modern neutral décor
 - Furnished
 - Open plan living room, kitchen
 - Bathroom and shower room
 - Patio garden
 - Popular location
 - Council tax band C
 - 11-month tenancy
- A holding deposit of £750.00 will be required to secure the Property, equivalent to 1 week's rent. Once referencing is complete, the Holding Deposit will go toward the first month's rent.
- 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 per person per week based on 52 weeks of the year. The rental amount as advertised is due monthly.
- All tenants must be full-time students during the term of this tenancy



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	63	89
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Council Tax Band: **C**