

# JohnHilton

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Est 1972



Total Area Approx sq ft

Upper Maisonette, 15 Grantham Road, Brighton, BN1 6EE

To view, contact John Hilton:  
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## Upper Maisonette, 15 Grantham Road, Brighton, BN1 6EE

- Beautifully presented 2 double bedroom property
- Available Now
- Modern neutral décor
- Unfurnished with white goods
- Separate living room and kitchen
- Family Bathroom with shower over bath
- Private Garden
- Popular location
- Large loft room to be used as storage area
- Council tax band E
- 12-month tenancy
- UK Homeowner guarantor required

• A holding deposit of £438.46 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



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	53	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Council Tax Band: **B**