

Avard

Estate Agents


INSIGHT
CONSTRUCTION
Complete Building Services

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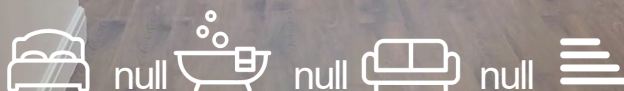
  [Checkatrade.com](https://www.checkatrade.com)



39 Guildford Road

, Brighton, BN1 3LW

£12,000



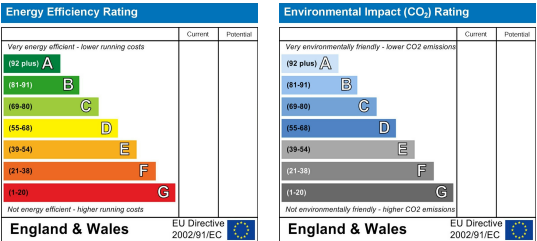
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Avard Estate Agents Office on 01273696000 if you wish to arrange a viewing appointment for this property or require further information.



Brighton's mainline train station situated approximately 50m.

Avard Estate Agents are pleased to offer to let this ground floor shop with B1 usage a stone's throw from Brighton station forming part of this beautifully presented period building. The shop has been modernized to a high standard and accommodation comprises of ground floor office area, kitchen area and w/c. This shop is considered to be in excellent order throughout and must be viewed to be fully appreciated. CALL TO VIEW.

- * B1 Usage
- * Available immediately
- * Brand Newly Refurbished
- * Right Next To Brighton Mainline Station
- * We Have Keys To View
- * Central Location

Accommodation comprises:

- * Ground Floor Office Area
- * W/C



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.