



Valley Road, Brighton, BN41 2TP

£1,500 Per month



- Private Parking
- GFCH
- Large garden
- On bus route

- Two Double Bedrooms
- Furnished
- Near local shops
- Wooden flooring downstairs

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Summary

Located on Valley Road in Portslade, Brighton, this well maintained semi-detached house offers a blend of comfort and convenience. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals seeking a peaceful location away from the hustle and bustle of the vibrant city of Brighton.

The ground floor offers a good size lounge has access to the west facing garden, the kitchen also has access to the outside. The upper floor offers a small bathroom and two double bedrooms with some storage space.

Parking is a significant advantage here, with space available for two vehicles, making it convenient for residents and visitors alike.

The property can be let without the sofa's if they are not required. C-Tax-B. EPC-D

Lounge

18x9 (5.49mx2.74m)
Patio doors lead to garden

Shower over bath

Kitchen

11x7 (3.35mx2.13m)
Fitted kitchen with cream units. Side door leads to garden.
Space & plumbing for w/m.

Bedroom 1

14x8 (4.27mx2.44m)
Built in cupboard

Bed 2

11x8 (3.35mx2.44m)
Built in wardrobe

Bathroom

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
		55	76
England & Wales		EU Directive 2002/91/EC	

