

# QUEENS GATE

NORTH STREET, BRIGHTON

## 2 BED APARTMENT TO LET



2 bedrooms

2 bathrooms

1 open plan kitchen

✓ unfurnished

We are currently offering a recently refurbished large 2 bedroom unfurnished apartment to let in Central Brighton.

- Spacious combined kitchen living room, supplied with, washer dryer/ dishwasher & fridge freezer
- Double bedrooms with one ensuite shower room
- White bathroom suite with shower over bath
- Neutrally decorated throughout
- Electric heating and appliances

This property would ideally suit a professional couple or two sharers looking for a smart city centre property. Within easy reach of the seafront, train station and good access to bus routes and just minutes walk from the new Hanningtons Lane development

RENT	• <b>£1,455.00</b> per calendar month
DEPOSIT	• <b>£1,678.00</b> payable on the first day of the tenancy in cleared funds.
HOLDING DEPOSIT	• <b>£200</b> (to form part of first months rent on completion of letting)
TENANCY AGREEMENT	• Minimum 12 month tenancy agreement
AVAILABLE FROM	• Mid August 2020
EPC RATING	• Band E47
COUNCIL TAX BAND	• Band D
SMOKING POLICY	• Strictly no smoking within the property