

# REGENTS GATE

EAST STREET, BRIGHTON

# 1 BED APARTMENT TO LET



1 bedrooms

1 ensuite

1 open plan kitchen living room

Recently renovated second floor 1 bed apartment within prestigious Brighton building

## Apartment comprises

Stylish high gloss white kitchen with integrated Bosch appliances, granite worktop  
Dual aspect living accommodation and dark wood engineered floor  
Double bedroom overlooking East Street, with double wardrobe  
Ensuite white shower room

## Other features include

BT Super Fast Fibre  
Video entry  
Benefit of acoustic flooring throughout

<b>RENT</b>	• <b>£935.00</b> per calendar month
<b>DEPOSIT</b>	• <b>£1,078.00</b> payable on the first day of the tenancy in cleared funds.
<b>HOLDING DEPOSIT</b>	• <b>£200</b> (to form part of first months rent on completion of letting)
<b>TENANCY AGREEMENT</b>	• Minimum 12 month tenancy agreement
<b>AVAILABLE FROM</b>	• Now
<b>EPC RATING</b>	• Band E50
<b>COUNCIL TAX</b>	• Band A
<b>PET POLICY</b>	• No pets
<b>SMOKING POLICY</b>	• Strictly no smoking within property



# 01273 722923



18 Brighton Place, Brighton BN1 1HJ  
laura@park-dene.co.uk  
park-dene.co.uk

# REGENTS GATE

EAST STREET, BRIGHTON

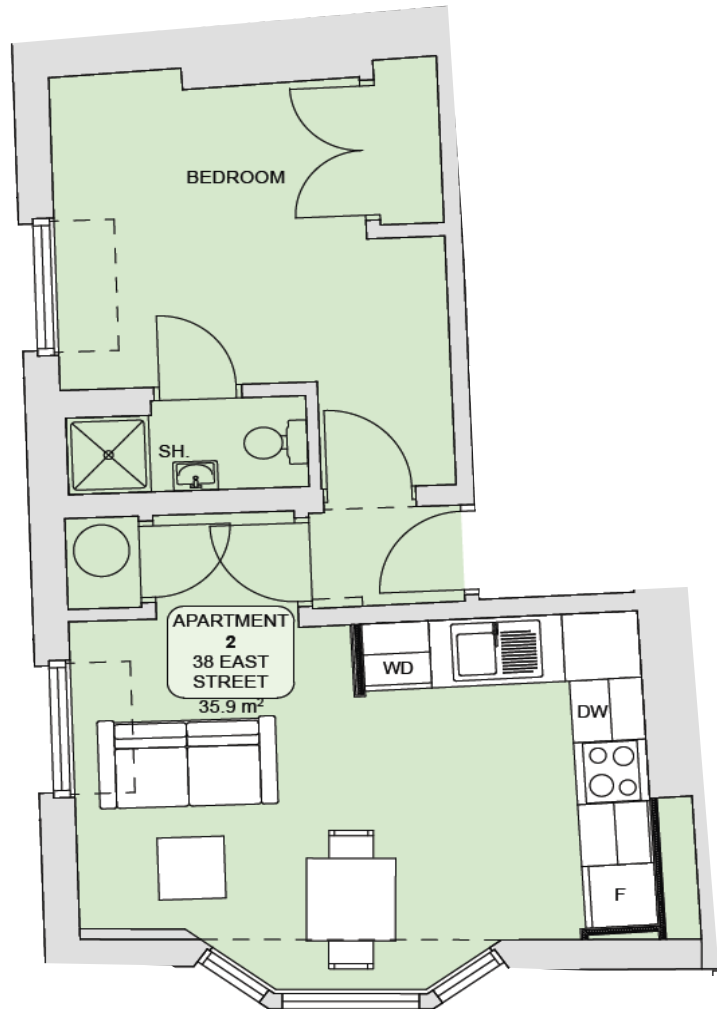
## ACCOMMODATION

ENTRANCE HALL

KITCHEN & LIVING AREA  
3.7m x 5.1m

BEDROOM  
3.0m x 3.5m

ENSUITE SHOWER ROOM  
0.9m x 2.2m



TOTAL APPROXIMATE FLOOR AREA 35.9 sq m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective applicant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.