

£1,750.00 PCM

cubitt&west



**Hartington Road, Brighton, BN2 3PB**  
*Family living at its finest!*

- Three bedrooms
- Open plan living
- Unfurnished
- Two bathrooms
- Garden
- Three floors



Available 1st June 2019

[cubittandwest.co.uk](http://cubittandwest.co.uk)





## Accommodation

Lounge Area  
11'5 x 11'11

Kitchen/Dining  
21 x 18

Downstairs WC

Bedroom One  
11 x 8'7

En-Suite Wet Room

Bedroom Two  
8'7 x 11'8

Bedroom Three  
11'6 x 11'11

Family Bathroom

Garden

## The property

This stunning FAMILY home is in a great location. Situated off Lewes Road everything you need is on your doorstep! The house has been lovingly renovated with a large bespoke kitchen & dining space making this a perfect area for the family to hang out. Off here is the lounge with feature fireplace. There is also a downstairs WC and low maintenance courtyard garden. Upstairs on the first floor are two large double bedrooms and a beautiful family bathroom with separate shower. On the top floor is a good size double and a fabulous walk in wet room. This is a lovely family home that is good to go! There is also intelligent under floor heating, white goods as necessary, two sheds and off road parking

### Further Information

Renting a property is a big commitment and we recommend that you visit the local authority website and these websites which offer helpful information and advice about letting

Deposit required is £2,019.23

The City of Brighton and Hove - Council Tax Band 'Tax

[www.gov.uk/government/publications/how-to-rent](http://www.gov.uk/government/publications/how-to-rent)

[www.gov.uk/private-renting](http://www.gov.uk/private-renting)

[www.cubittandwest.co.uk/letting/our-tenancy-fees/](http://www.cubittandwest.co.uk/letting/our-tenancy-fees/)

[www.gov.uk/green-deal-energy-saving-measures](http://www.gov.uk/green-deal-energy-saving-measures)



Brighton

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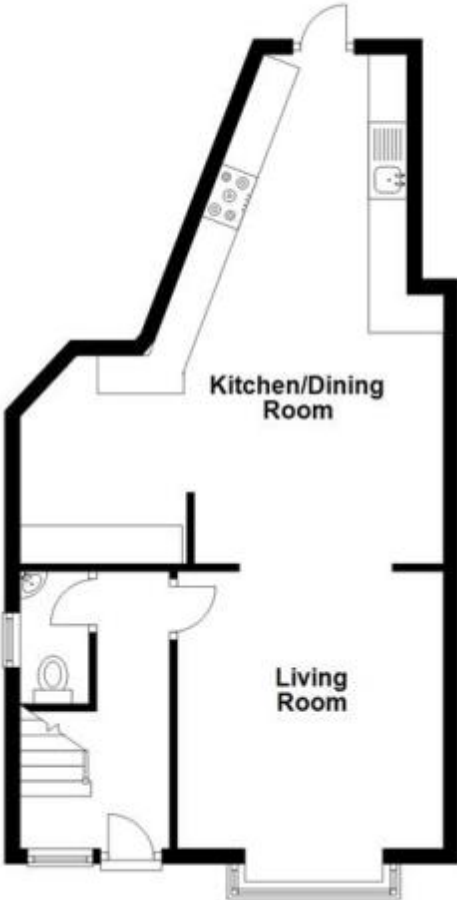
#### IMPORTANT INFORMATION

Please note that administration fees are charged in addition to the rent and security deposit. Please contact our Lettings Team who will confirm the total costs involved in renting this property. For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Cubitt & West, 2015. Cubitt & West Registered in England No. 2597969

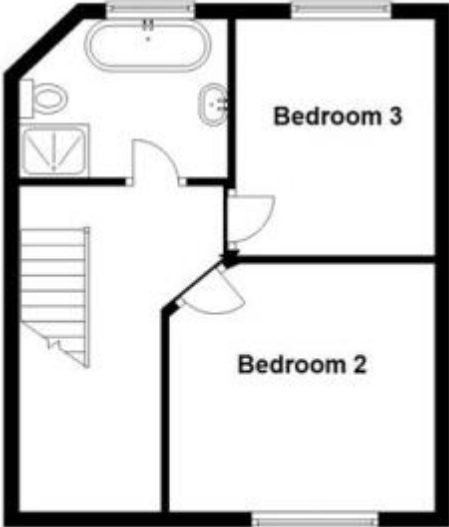
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Ground Floor



First Floor



Second Floor

