81 May Road, Brighton, BN2 3ED

£1,475 Per month

Maslen Letting Agents is delighted to offer a refurbished apartment with Westerly aspect gardens with distant down land views. The property comprises two furnished double bedrooms, living and dining room, kitchen, bathroom, gas central heating and split rear gardens. EPC Rating D. Council Tax Band B. The property is part-furnished and available immediately.

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Main Entrance
Steps leading down to the private entrance. Entrance hallway with doors leading to:

Living Room
11'10" x 9'10" (3.62m x 3.02m)
Double glazed front aspect window. Radiator. Laminate flooring. Feature fireplace (not in use).

Dining Room
11'9" x 6'6" (3.60m x 2.00m)
Double glazed rear door leading to the rear garden and window with distant down land views. Build in storage cupboard. Radiator. Laminate flooirng.

Kitchen
11'9" x 4'1" (3.60m x 1.27m)
Double glazed front aspect window. Matching wall and base units incorporating the electric cooker, stainless steel sink, drainer and mixer tap. The fridge/freezer and washing machine is gifted to the tenants.

Bedroom One
11'10" x 11'4" (3.62m x 3.46m)
Double glazed front aspect window. Built in storage cupboard and laminate flooring.

Bedroom Two
11'9" x 11'4" (3.60m x 3.46m)
Double glazed rear aspect window with distant down land views. Built in storage cupboard. Radiator. Laminate flooring.

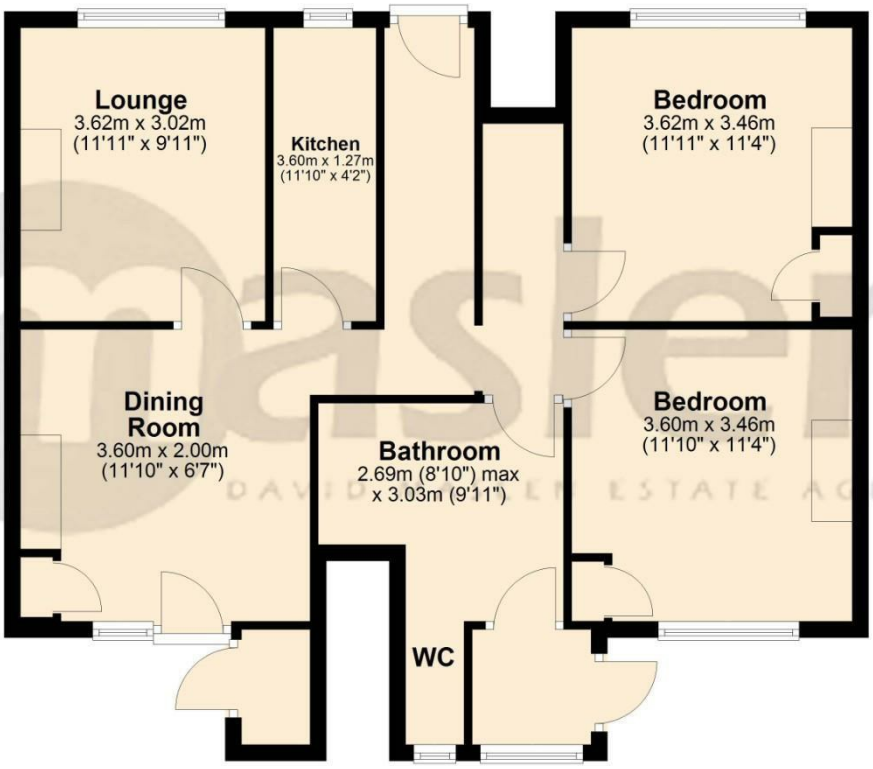
Bathroom
Panelled bath with an electric shower above. Low level WC. Pedestal wash hand basin. Rear access door leading to the 2nd garden.

Rear Garden One
Westerly aspect rear garden. Direct access from the dining room. Gate access leading to:

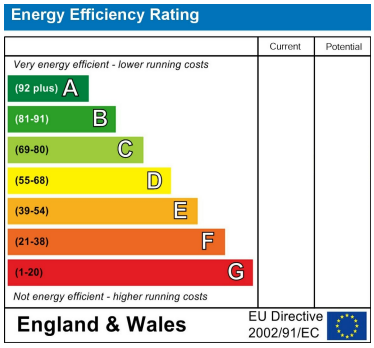
Rear Garden Two
Westerly aspect rear garden with direct access from the bathroom or gate access from garden one.

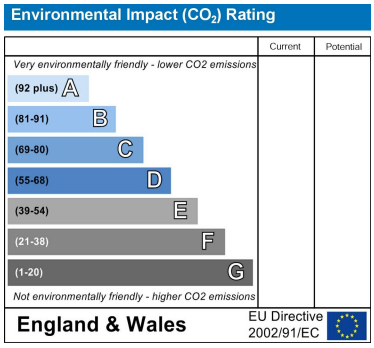
Floor Plan

Approx. 77.3 sq. metres (832.1 sq. feet)



Total area: approx. 77.3 sq. metres (832.1 sq. feet)





IMPORTANT

Items shown in photographs are not necessarily included. Any photographs of views and neighbouring land are for illustration purposes only.

IMPORTANT

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Any prospective buyer is therefore advised to carry out their own detailed inspection and to obtain verification from their own Solicitor and Surveyor.

Any items mentioned in these particulars were at the property at the time these particulars were prepared. This does not, however, guarantee that any such items are included in the sales as to which any prospective buyer is advised to verify with the Seller by written enquiry.

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OFFICES THROUGHOUT THE CITY

LEWES ROAD
39 Lewes Road,
Brighton,
BN2 3HQ
t: (01273) 677001
e: lewesroad@maslen.co.uk

FIVEWAYS
290 Ditchling Road,
Brighton,
BN1 6JF.
t: (01273) 566777
e: fiveways@maslen.co.uk

WOODINGDEAN
62-64 Warren Road,
Woodingdean,
Brighton BN2 6BA
t: (01273) 278866
e: woodingdean@maslen.co.uk

LETTINGS
290 Ditchling Road,
Brighton,
BN1 6JF
t: (01273) 321000
e: lettings@maslen.co.uk

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