



**8, 9 Highcroft Villas, Brighton, East Sussex, BN1 5PS**

**£595**

Second floor floor unfurnished studio flat with separate kitchen and bathroom. Let in good condition with newly painted walls and fitted carpet. Bright studio room, new separate kitchen with fitted units. New bathroom with bath and shower. professionals only no pets

parking zone Q  
Council band A

Tenants Fees \*\*\* £190.00 (including VAT) \*\*

this includes the referencing fee, drawing up the tenancy agreement for 1 applicant

# 8, 9 Highcroft Villas, Brighton, East Sussex, BN1 5PS



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
		69	73
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
		64	68
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	