



Craighair Avenue

Brighton, BN1 8UH

FOSTER
& CO.

Craignair Avenue

Brighton, BN1 8UH

£1,575 Per month

Positioned on a quiet leafy residential street is this charming 3 bedroom house. The property has been meticulously looked after by the owners and would make an ideal family home. Accommodation comprises 3 bedrooms, a family bathroom, a large reception area, an eat-in kitchen with ample space for entertaining, useful utility room and downstairs w/c. The rear garden has a spacious decking area and newly laid lawn. Situated in a sought after location close to Patcham Village which has local shopping facilities, public transport to Brighton's city centre and easy access onto the A23 and A27 roads. Preston Park railway station is reachable by foot making the area popular for those commuting by rail to Gatwick Airport and London. Local schools can be found within a close proximity and include Patcham Infant, Patcham junior and Patcham High. Available from the middle of August.

- Three bedroom house
- Close to schools
- Close to shops
- Spacious rear garden
- Utility room
- Available from August



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

Environmental Impact (CO ₂) Rating	
	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
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Not environmentally friendly - higher CO ₂ emissions	
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