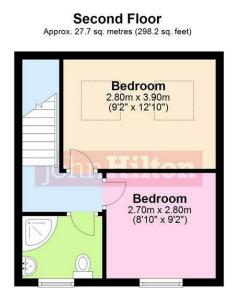
John Hilton

John **Hilton**



Approx. 39.7 sq. metres (427.8 sq. feet)





Total area: approx. 107.2 sq. metres (1153.9 sq. feet)

Total Area Approx 1153.90 sq ft

To view, contact John Hilton: 127 Lewes Road, Brighton, BN2 3LG 01273 608151 or sales@johnhiltons.co.uk



54 Baden Road, Brighton, BN2 4DP

PCM £2,730 PCM









Est 1972







54 Baden Road, Brighton, BN2 4DP

- Baden Road 6 double bedroom furnished student house
 Video tour available on request
 Available 26th August 2021
 12-month tenancy
 Rent £105.00 per person per week
 Bills can be included on a Fair Usage Policy to include Gas, Water, and Electric for just £10.77 per person per week
 Holding Deposit of £750 (1 weeks' worth of rent in advance) to secure the property
 Lower Security Deposit at £3000
 Brand New High Spec Fitted Kitchen
 Modern Interior
 Open Plan Living Space
 Two Bathrooms
 Gardening included in the rent
 On Street Permit Parking - Zone U
 Excellent location for students
- Excellent location for students - This property is owned by a Director of John Hilton LTD

* A holding deposit will be required to secure the property which is equivalent

- Energy Efficiency Rating

 Current
 Potential

 Very energy efficient lower running costs
 72

 (81-91)
 B

 (69-80)
 C

 (55-68)
 D

 (39-54)
 E

 (1-20)
 G

 Not energy efficient higher running costs
 EU Directive 2002/91/EC
- 6 Double Sized Bedrooms
- Modern Interior
- New High Spec Fitted Kitchen
- Sociable Open Plan Living Room
- 2 Shower Rooms
- Gardener Included
- Available 26th August 2021
- £115.38 Per Person Per Week
- Popular Student Location
- Video Tour Available On Request







John Hilton