

69, Lansdowne Street, Hove, BN3 1FT

Spencer & Leigh

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£1,995 Per Calendar Month -

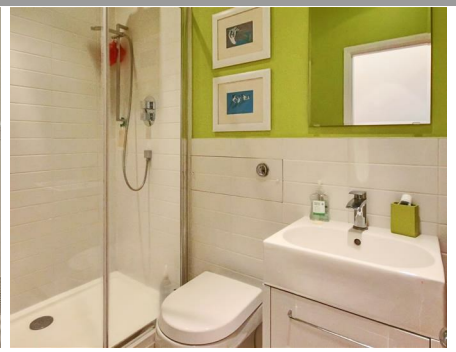
- Spacious two bedroom flat
- Private west facing rear garden
- Occupies entire lower ground floor
- Private street entrance
- Spacious 15' lounge/dining room
- Kitchen/breakfast room
- Bathroom & en-suite shower room
- Gas fired central heating
- Available in January, part furnished
- Popular city centre location

This spacious and well presented flat occupies the entire lower ground floor of this attractive period building and has the benefit of a beautiful West facing rear garden. Upon entering via the private street entrance, the well appointed hallway leads through to a bright and airy lounge which has ample space for a dining table, the modern kitchen has integrated appliances and space for a breakfast table. Both of the bedrooms are considered to be reasonable size double rooms. Unusually, the flat has two bathrooms making the accommodation versatile and open to two professional sharers. The rear garden is predominantly lawn and is stocked with mature shrubs and even an apple tree! Conveniently, the garden has private access to the street. The property is let part furnished with possession from January 2027. Early viewing is highly recommended by Spencer & Leigh, the landlord's exclusive agent. COUNCIL TAX BAND: B



Lansdowne Street is situated in a prime position with many attractions including Hove seafront, Church Road and George Street for a wide range of shops. There are what are considered to be good schools catering for all age groups as well as the popular St Anns Well Gardens. All travel networks are easily accessed with bus routes, Hove railway station and road links in and out of the city.







Entrance hall

Living room
15'6 x 14'2

Kitchen
12'6 x 8'7

Bedroom
17'4 x 10'9

Bedroom
13'2 x 6'8

En suite

Bathroom

Property Information
Council Tax Band A: £1,719.63 2026/2027
Utilities: Mains gas, electric, water and sewerage
Parking: On street permit parking - Zone M
Broadband: Standard 18 Mbps, Superfast 80 Mbps, Ultrafast 327 Mbps
Mobile: Good coverage (OFCOM checker)

Every care has been taken in preparing our sales particulars and they are usually verified by the vendor, We do not guarantee appliances, electrical fittings, plumbing, etc; you must satisfy yourself that they operate correctly. Room sizes are approximate. Please do not use them to buy carpets or furniture. We cannot verify the tenure as we do not have access to the legal title. We cannot guarantee boundaries or rights of way. You must take the advice of your legal representative.

t: 01273 565566

w: www.spencerandleigh.co.uk

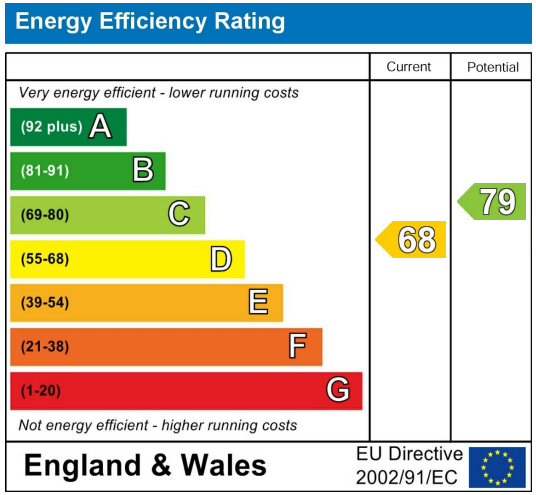






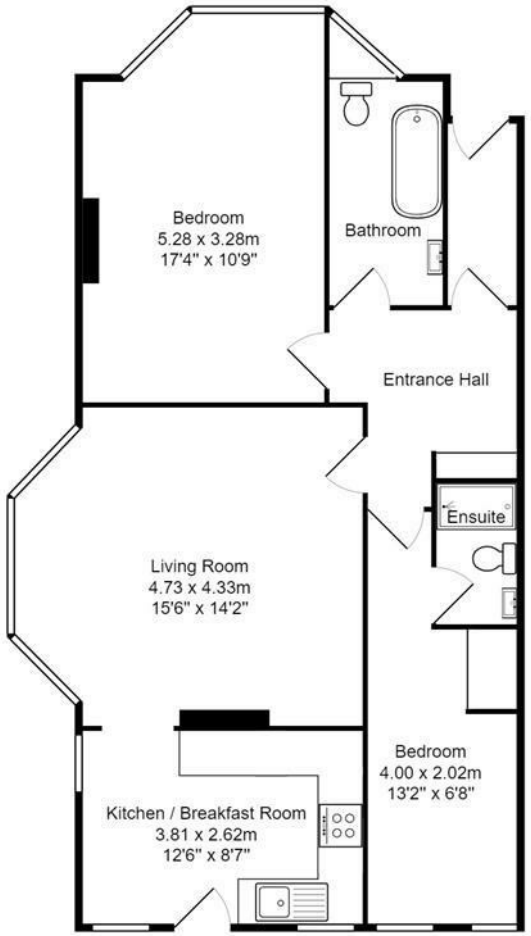


Council:- Brighton & Hove City Council
Council Tax Band:- A



The Property Ombudsman SALES

The Property Ombudsman LETTINGS



Total Area: 73.0 m² ... 786 ft²

All measurements are approximate and for display purposes only.

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