



Room

**ROOM 1, 40
MEDMERRY
HILL,
BRIGHTON,
EAST SUSSEX,**

PCM

£640

FEATURES



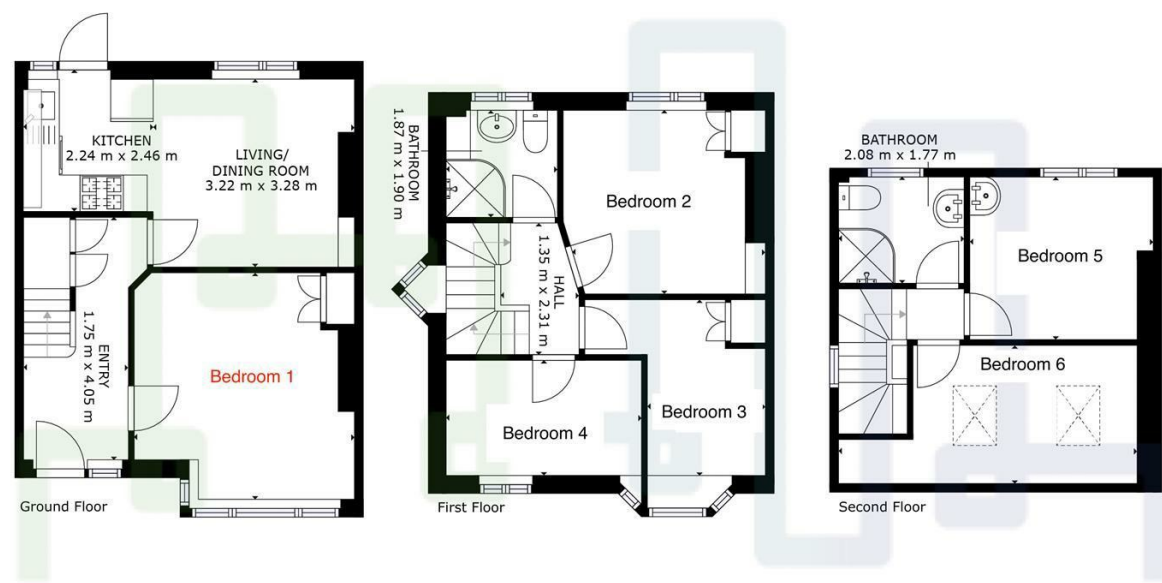
HOME JAMES
LETTINGS & MANAGEMENT

1 Bedroom Room located in Brighton

Room Let in Shared Student House (Room 1) | Bills Included | Sept 2026 | Popular Student Area | In 6 Bedroom House | Modern Fitted Kitchen | Open Plan Living | 2 Shower Rooms | Lawn Garden | Gas Central Heating | Double Glazed

Call us on
01273 952280
info@homejameslets.co.uk
www.homejameslets.co.uk

Council Tax Band
C



GROSS INTERNAL AREA
 FLOOR 1: 41 m², FLOOR 2: 33 m², FLOOR 3: 28 m²
 TOTAL: 102 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		80
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

