

PHILLIPS & STILL



Denmark Mews, Hove, BN3 3TX

- A Spacious & Well Presented Mid Terrace House
- Secluded Private Mews Development
- Two Double Bedrooms
- Bay Fronted Lounge / Diner & 23ft Kitchen / Breakfast Room

Guide Price of £500,000 - £525,000

- Master Bathroom, En Suite Shower Room & Ground Floor Cloakroom
- Private South East Facing Decked Rear Garden & First Floor Balcony
- Two Allocated Parking Spaces & No Onward Chain
- Fantastic Central Hove Location Close To Station, Church Road and Seafront



Property Description

Denmark Mews is a small exclusive development of just 22 mews-style properties where traditional meets modern forming part of the Denmark Villas Conservation Area which is ideally situated just moments from Hove mainline railway station with its commuter links to Brighton, London and Gatwick. The mews is extremely private, secluded and favourably positioned within close proximity to vibrant Church Road and George Street where you'll find an abundance of amenities including boutique shops, supermarkets, trendy bars & pubs, coffee shops, brunch hotspots, gyms, beauty parlours and much more.

Our famous & picturesque seafront promenade is also just a short stroll from your front door!

Set over two storeys, the house is spacious, well presented and conveniently laid out. The ground floor offers a fantastic bay fronted lounge / diner to the front, ground floor cloakroom and a wonderful 23ft kitchen / breakfast room with ample space for a table & chairs to sit down together for meals. From here you have access onto a private South Easterly facing decked garden which is a real sun trap.

To the first floor are two large double bedrooms, the main featuring an en suite shower room, and the second benefitting from built-in wardrobes. You also have a family bathroom with bath & shower and from the landing you have access onto a charming balcony overlooking the front.

This house is found in the cul-de-sac area of the mews and comes with two allocated parking spaces, one directly outside the property and another to the side. With no onward chain, this fantastic home is ready for someone to pack their bags & move straight into. The location is second to none and you'll be certain to experience the buzz of this cosmopolitan City living here!





Accommodation

GROUND FLOOR

ENTRANCE HALL

BAY FRONTED LOUNGE / DINER
12' 3" x 11' 7" (3.73m x 3.53m)

GROUND FLOOR W.C.

KITCHEN / BREAKFAST ROOM
23' 3" x 8' 8" (7.09m x 2.64m)

FIRST FLOOR

LANDING

BEDROOM ONE
11' 7" x 10' 10" (3.53m x 3.3m)

EN SUITE SHOWER ROOM
With W.C.

BEDROOM TWO
13' 0" x 11' 5" (3.96m x 3.48m)
With built-in wardrobes

FAMILY BATHROOM
With bath & shower

OUTSIDE

EXTERNAL STORAGE CUPBOARD
Located by the front door

PRIVATE REAR PATIO GARDEN

FIRST FLOOR BALCONY

OFF ROAD PARKING
2 allocated spaces - 1 to the front of the house &
another to the side

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Approximate Gross Internal Area = 89.1 sq m / 959 sq ft



Picture this...

Off road parking in such a central location is a rarity and you get not one but two allocated parking spaces here!

Not that you'll find yourself needing to use your car as everything you could possibly want to eat, drink and entertain yourself doing are all within walking distance of your front door...

And for any commuters looking to shave precious time of their journey to work, this house is perfectly positioned just 2-3 minutes from Hove railway station!

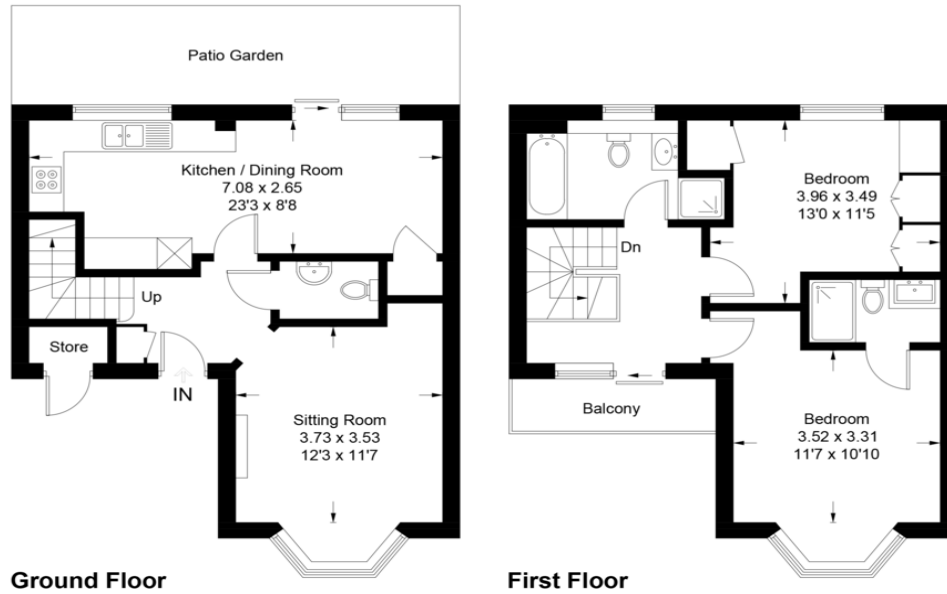


Illustration for identification purposes only, measurements are approximate, not to scale. Imageplansurveys @ 2023

| Energy Efficiency Rating | | Current | Potential |
|---|----------|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92-100) | A | | |
| (81-91) | B | | 86 |
| (69-80) | C | 73 | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC | |

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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

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