



Flat B, 39 Sackville Gardens

Hove BN3 4GJ

Asking Price Of £300,000

- TWO DOUBLE BEDROOMS
- BATHROOM
- KITCHEN
- LIVING/DINING ROOM
- IN NEED OF MODERNISATION
- DESIRABLE LOCATION
- NO ONWARD CHAIN
- TOP FLOOR APARTMENT

Whitlock and Heaps are delighted to offer for sale this two bedroom apartment forming part of this detached double fronted house being situated on this desirable tree lined road within a few minutes walk of Hove mainline station. The property is in need of modernisation but offers spacious accommodation including a separate kitchen and living/dining room. Being sold with no onward chain.

STAIRS TO TOP FLOOR

LANDING Fitted storage cupboard housing hot water cylinder.

KITCHEN Stainless steel sink with drainer, work top, fitted cupboards.

LIVING ROOM Feature fireplace, sash window, electric heater.

BEDROOM 1 Double aspect, heater, fitted cupboards, fire surround.

BEDROOM 2 Fire surround, fitted cupboard, heater.

BATHROOM Comprising panelled bath, pedestal wash hand basin, low level w.c.

OUTGOINGS

Lease is 175 years from 1 January 2012

Ground rent is £150

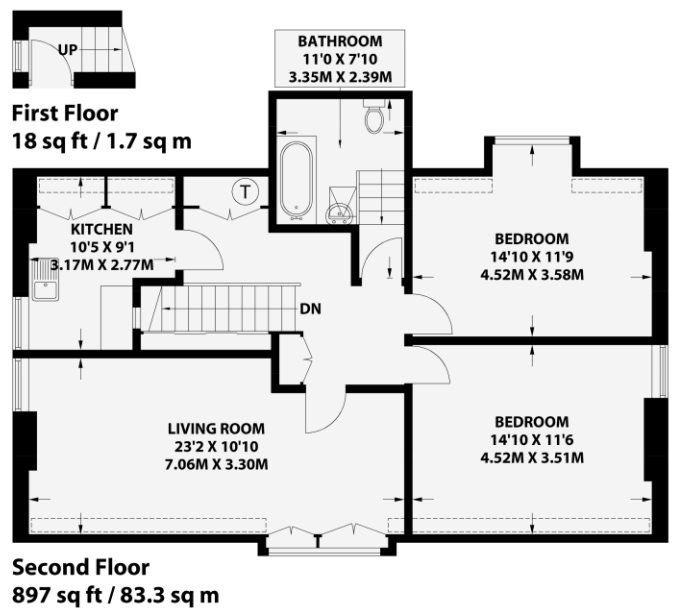
Service charge is 20% of outgoings

SACKVILLE GARDENS

HOVE

APPROXIMATE GROSS INTERNAL AREA (EXCLUDING LIMITED USE AREA)
868 sq ft / 80.6 sq m

APPROXIMATE GROSS INTERNAL AREA (INCLUDING LIMITED USE AREA)
915 sq ft / 85.0 sq m



Floor plan is for illustration and identification purposes only and is not to scale. Plots, gardens, balconies and terraces are illustrative only and excluded from all area calculations. All site plans are for illustration purposes only and are not to scale. This floor plan has been produced in accordance with Royal Institution of Chartered Surveyors' International Property Standards 2 (IPMS2). Every attempt has been made to ensure the accuracy however all measurements, fixtures, fittings and data shown is an approximate interpretation for illustrative purposes only.
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Ceiling Height
 Hot Water Tank
 Fridge / Freezer
 Head Height Below 1.5m
 Measuring Points
 Storage Cupboard
 Fitted Wardrobes
 Garden Shortened for Display



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