



First Floor Flat, 26 Hova Villas

Hove BN3 3DF

Asking Price Of £280,000

- NEWLY REFURBISHED
- TWO BEDROOMS
- EXCELLENT KITCHEN/LIVING ROOM
- SHOWER ROOM
- PRESENTED IN EXCELLENT ORDER
- NO ONWARD CHAIN
- SHARE OF FREEHOLD
- DESIRABLE LOCATION

Whitlock and Heaps are delighted to offer to market this newly refurbished two bedroom apartment forming the first floor of this semi detached property being situated in this most desirable of locations within walking distance of Hove seafront, mainline station and an array of eateries, cafes and shopping facilities. The refurbishment has been finished to an excellent standard with the property now featuring a delightful double aspect kitchen/living room and modern shower room. The flat is being sold with a share in the freehold and no onward chain.

LANDING Sash window, radiator.

KITCHEN/LIVING ROOM Double aspect. Incorporating stainless steel sink unit with drainer and mixer tap, adjacent laminate work surface with cupboards and drawers under, inset four ring gas hob, electric oven and concealed extractor over, integrated fridge/freezer, dishwasher and washing machine, cupboard housing 'Vaillant' gas fired boiler, radiator, two sash windows.

BEDROOM 1 UPVC double glazed window, radiator.

BEDROOM 2 UPVC double glazed window, radiator.

SHOWER ROOM Comprising walk in shower, wash hand basin with cupboard under, low level w.c., heated ladder style towel rail, tiled walls.

OUTGOINGS

SHARE OF FREEHOLD

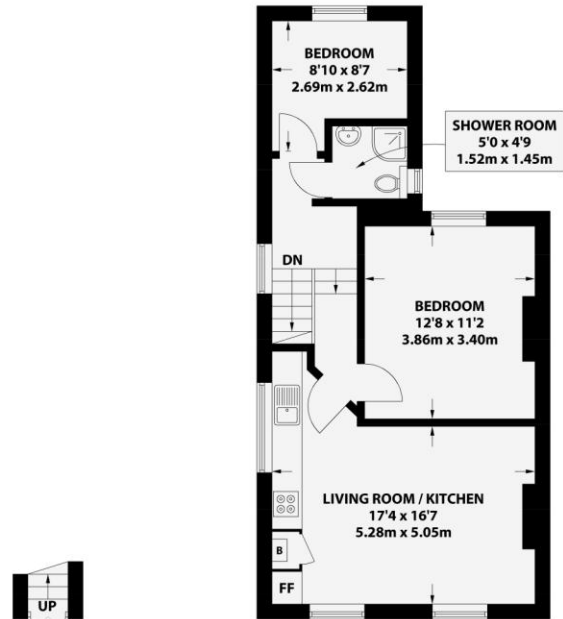
999 YEAR LEASE FROM 15.07.1966

MAINTENANCE £400 per Annum

HOVA VILLAS

Hove

APPROXIMATE GROSS INTERNAL AREA
553 sq ft / 51.4 sq m



Raised Ground Floor
7 sq ft / 0.7 sq m

First Floor
546 sq ft / 50.7 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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