



**GOLDIN
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**FOR
SALE**

Girton House, Kingsway, Hove, BN3 4FB

Offers Over £625,000

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Offers Over £625,000

A beautifully presented two-bedroom first floor apartment, situated in this highly regarded block directly on Hove seafront. The property benefits from an amazing south-west facing balcony with stunning, uninterrupted sea views. Early and internal viewing highly recommended.





Rooms & Sizes

Living Room: 16' 10" x 20' 3"

Kitchen: 12' 1" x 7'

Balcony: 29' 7" x 29'

Bathroom

Bedroom: 12' x 13' 1"

Bedroom: 14' x 22' 7"

Further Information

This delightful apartment occupies part of the first floor of this well-maintained block situated directly on Hove seafront. The accommodation itself comprises a spacious entrance hallway leading on to the south-facing living/dining room with high ceilings, feature fireplace, and double doors to the balcony. From here, there is a modern kitchen, contemporary bathroom, double bedroom with doors to the balcony, and south-facing master bedroom with an array of fitted storage. Worthy of particular mention is the amazing enclosed balcony, wrapping around two sides of the property and boasting stunning uninterrupted sea views.



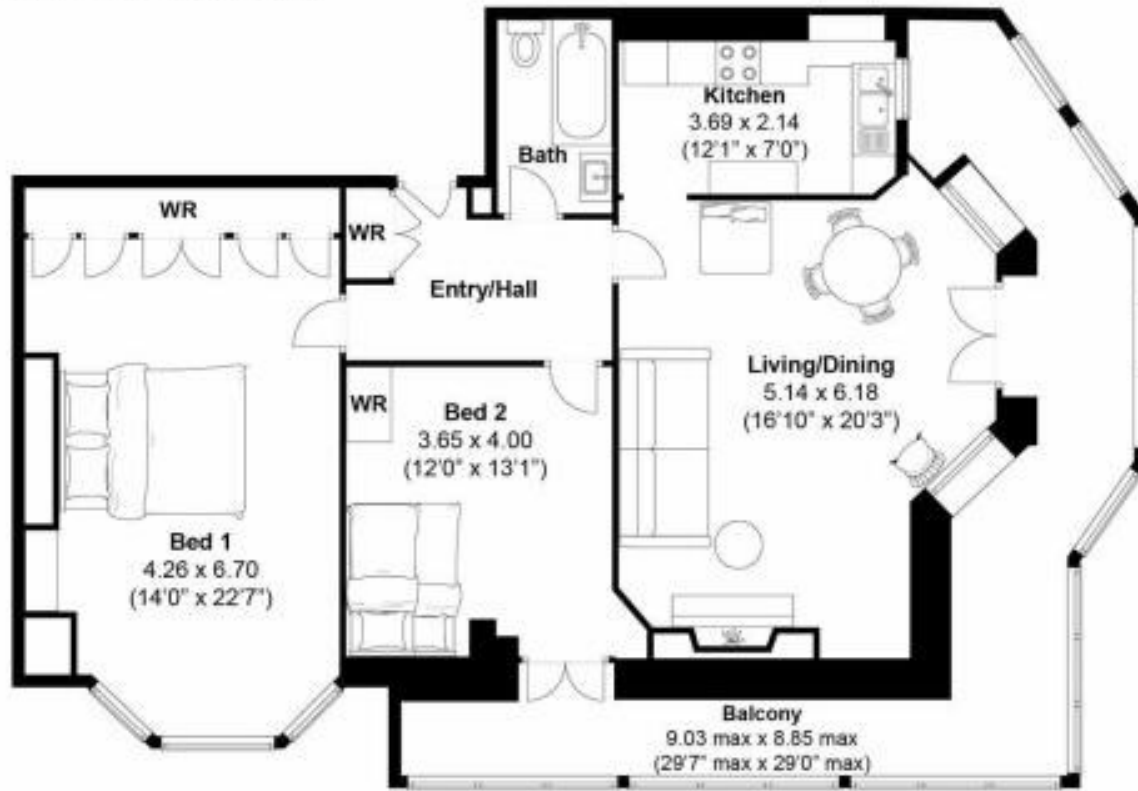
Girton House is located in this ideal location directly across from Hove seafront promenade, enjoying views over the iconic beach huts and sea. Church Road is just a short walk away, where you will find a diverse range of shops, bars and restaurants. There are multiple bus connections nearby, as well as both Hove and Aldrington railway stations, providing services to the city centre, London, and beyond.

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Girton House, Hove

Approximately 126.1 sqm (1356.8 sqft)



Disclaimer:
 The measurements are approximate and are for illustration purposes only.
 The dimensions are measured internally and in metres and feet. We do not take any responsibility for errors and/or omissions.
 If you require further verification please discuss with the buyer/seller of the property.

SELLING SOMETHING SIMILAR?

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 Call 01273 777123 or email property@goldinlemcke.com

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

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