



**GOLDIN
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**FOR
SALE**

Glebe Villas, Hove, BN3 5SN

£850,000 - £875,000 Guide

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An outstanding three-bedroom semi-detached house complete with large driveway and delightful west-facing rear garden. Situated in this prime location and presented in excellent decorative order, early and internal viewing is essential.





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Rooms & Sizes

Reception Room: 17' 11" x 14' 8"

Downstairs Cloakroom

Kitchen/Dining/Living Room : 23' 9" x 16' 9"

Bedroom: 14' 11" x 9'

Bathroom

Bedroom: 11' 3" x 7' 3"

Bedroom: 14' 11" x 11' 8"

En Suite Shower Room

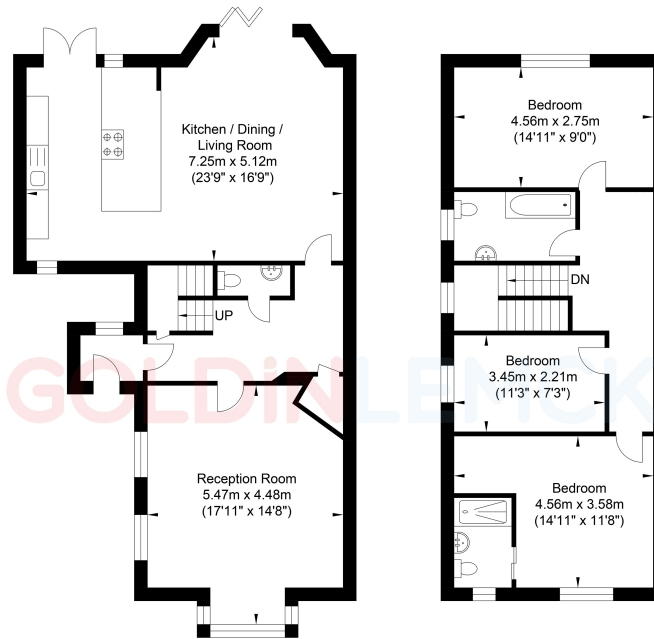
Further Information

This stunning completely renovated semi-detached property is approached via a fantastic excellent sized driveway providing off-road parking for several vehicles. Internally, the accommodation comprises an entrance porch, spacious hallway with storage cupboards and downstairs cloakroom, excellent sized dual aspect reception room with feature fireplace and bay window, and an amazing open plan kitchen/dining/living room with fitted aluminium kitchen and bi-folding doors to the rear garden. To the first floor, there is a family bathroom and three bedrooms – with the master benefitting from an en suite shower room. To the rear of the property is an excellent sized private west-facing garden with walled patio area, lawn with shrub borders, summer house, and handy side access to shed and gates leading to the front of the property. The property is presented in excellent decorative order and has double glazing throughout. It also benefits from new; GFCH, plumbing, bathroom fixtures, wiring, cabling, solar panels and car charger. Conveniently located between New Church Road and Portland Road, Glebe Villas is only a short walk from Portslade train station with its convenient mainline links to London and Gatwick airport. Nearby Boundary Road and Portland Road offer a wide variety of shops, bars and cafes and there are regular bus services into the centre of Brighton and out to Devil's Dyke and the South Downs.

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Glebe Villas



Ground Floor
Approximate Floor Area
759.07 sq ft
(70.52 sq m)

First Floor
Approximate Floor Area
584.58 sq ft
(54.31 sq m)

Approximate Gross Internal Area = 124.83 sq m / 1343.65 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

SELLING SOMETHING SIMILAR?

Get in touch for a free, no obligation valuation.
Call 01273 777123 or email property@goldinlemcke.com

The above information has been provided by the vendor in good faith, but will need verification by the purchaser's solicitor. Any areas, measurements or distances referred to are given as a guide only and are not precise. Floor plans are not drawn to scale and are provided only to help illustrate the general layout of the property. The mention of any appliances and/or services in this description does not imply that they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. It should not be assumed that any contents, furnishings or other items shown in photographs (which may have been taken with a wide angle lens) are included in the sale. Any reference to alterations to, or use of, any part of the property is not a statement that the necessary planning, building regulations, listed buildings or other consents have been obtained. We endeavour to make our details accurate and reliable, but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not give any warranty in relation to the property and we have no authority to do so on their behalf.

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