



PHILLIPS & STILL

ST. CATHERINES TERRACE, HOVE  
GUIDE PRICE £300,000 - £310,000





This fourth-floor apartment is a purpose-built property that features two bedrooms. While the apartment is in need of modernization, it offers great potential for customization and improvement. The standout feature of this apartment is its double aspect lounge, which provides stunning direct views of the sea. Imagine waking up to the calming sound of waves crashing against the shore and enjoying breath-taking sunsets from the comfort of your own home.

One of the significant benefits of this property is the allocated parking space, ensuring convenience and ease of access. You won't have to worry about finding parking or competing for spaces in this highly sought-after area.

Situated in a very central location, directly opposite Hove seafront, this apartment offers an enviable lifestyle. You'll have immediate access to the beach and can enjoy leisurely walks along the promenade or simply relax and soak in the coastal atmosphere.

The proximity to the seafront also means you can take advantage of the various recreational activities available, such as water sports, beach volleyball, or simply sunbathing on warm summer days.

In addition to the seafront, this property benefits from its close proximity to many local amenities. You'll find a wide range of shops, cafes, restaurants, and bars within walking distance, offering a vibrant and convenient lifestyle. Whether you're looking to grab a quick coffee, meet friends for brunch, or enjoy a night out, everything you need is just a stone's throw away.

#### FOURTH FLOOR

##### ENTRANCE HALL

##### SITTING ROOM

8' 8" x 15' 1" (2.64m x 4.6m)

##### KITCHEN

10' 10" x 7' (3.3m x 2.13m)

##### BATHROOM

##### BEDROOM TWO

11' 1" x 6' 10" (3.38m x 2.08m)

##### BEDROOM ONE

14' 1" x 11' 5" (4.29m x 3.48m)

#### OUTSIDE

##### ALLOCATED PARKING

Albany Towers, 6 St Catherines Terrace, Hove, BN3 2RQ



Approximate Gross Internal Area = 62.8 sq m / 676 sq ft

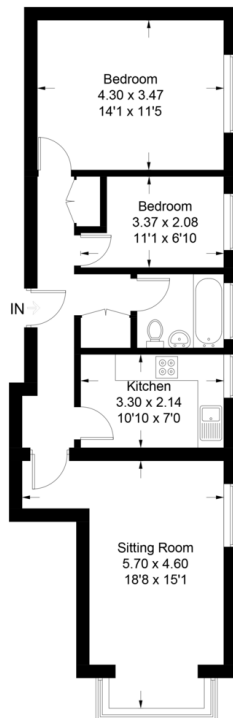


Illustration for identification purposes only, measurements are approximate, not to scale. Imageplansurveys © 2024

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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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