



PHILLIPS & STILL

WESTBOURNE GARDENS, HOVE
GUIDE PRICE £140,000 - £145,000





Upon entering the apartment, one is welcomed into a well-maintained and bright studio. This open-plan space provides ample room for both living and sleeping quarters, with large windows allowing for an abundance of natural light to flood the room. The neutral color scheme and clean lines contribute to a modern and inviting atmosphere.

The property has a separate fitted kitchen it is thoughtfully designed, providing an efficient and functional area for cooking and food preparation. Additionally there is a well-appointed bathroom with fitted fixtures and fittings, further enhancing the overall appeal of the property.

This studio apartment is ideal for a first-time buyer looking to enter the property market or an investor seeking a lucrative opportunity. Its excellent condition and desirable location make it a highly attractive option for those seeking a comfortable and convenient living space in Hove.

The property's location in the new Church Road area ensures easy access to a range of local amenities. Residents can enjoy the convenience of nearby shops, supermarkets, cafes, and restaurants. The area also offers excellent transport links, with bus stops and train stations within close proximity, providing easy connections to other parts of Hove and beyond.

FIRST FLOOR

ENTRANCE HALL

(storage cupboards)

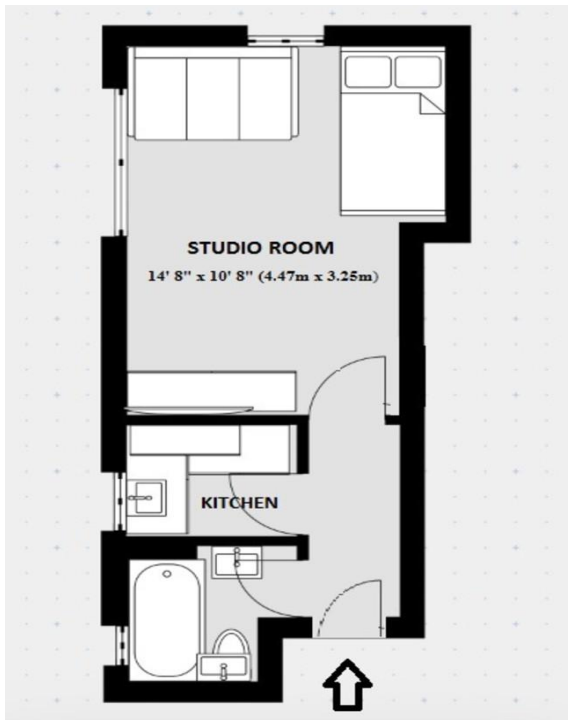
STUDIO ROOM

14' 8" x 10' 8" (4.47m x 3.25m)

KITCHEN

5' 4" x 4' 8" (1.63m x 1.42m)

BATHROOM



Flat 3, 66 Westbourne Gardens

TOTAL AREA APPROX: 23 square metres

ALL MEASUREMENTS ARE APPROXIMATE AND FOR DISPLAY PURPOSES ONLY

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		67 D
39-54	E	39 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

