



2 Arthur Street

Hove BN3 5FD

Asking Price Of £475,000
Freehold

- THREE DOUBLE BEDROOMS
- POETS CORNER
- PERIOD HOME
- SOUTH FACING GARDEN

- IN NEED OF MODERNISATION
- CLOSE TO AMENITIES
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- NO ONWARD CHAIN

Whitlock & Heaps are delighted to present to market this three double bedroom period family home situated in the sought-after Poets Corner. Boasting bay windows, retention of some period features and potential for extension and conversion (STNC). This house is brought to market in need of modernisation throughout with no onward chain.

Bus routes operate locally making public transport throughout the city easy. George Street, Portland Road and Church Road are also nearby with their vast array of shopping facilities, eateries and cafés. Hove mainline train station is a walk away for easy commutes out of the city and a short drive to the A27.

ENTRANCE HALL Radiator, understairs storage, electrics and gas meters.

LIVING ROOM Feature fireplace, UPVC double glazed bay window, radiator, picture rails above.

DINING ROOM Radiator, UPVC double glazed window overlooking garden.

KITCHEN Incorporating stainless steel bowl sink with mixer tap and drainer, vinyl work surfaces with cupboards below and matching eye level cupboards. Four ring gas hob with oven below and extractor above. Vaillant gas fired combination boiler, UPVC double glazed door to garden and UPVC double glazed windows.

LANDING Loft hatch above.

BEDROOM Feature fire, UPVC double glazed bay window, radiator.

BEDROOM Feature fire, UPVC double glazed window overlooking garden, radiator.

BEDROOM Feature fireplace, UPVC double glazed windows, radiator.

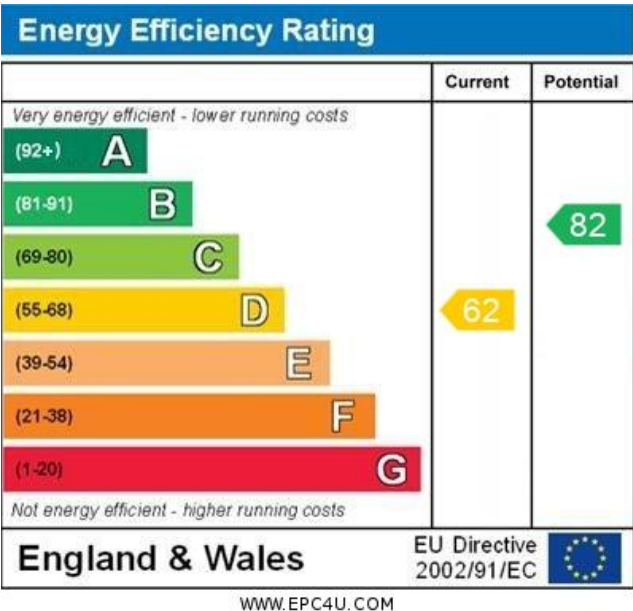
BATHROOM Mainly tiled with panelled bath with shower over, extractor fan above, pedestal wash hand basin. low level w.c.

OUTSIDE

REAR GARDEN Mainly paved with outdoor tap.

FRONT GARDEN Being concreted with shingled side.

Council Tax Band C (taken from the government website, www.brighton-hove.gov.uk/council-tax). We advise that you check this information, we will not be held responsible if the council tax band differs when occupying the property.



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