



68 Harmsworth Crescent, Hove  
Price guide £250,000 - £270,000



middleton  
estates



Entrance Hall

Kitchen  
13'2 x 10'2

Lounge / Dining Room  
16'7 x 12'

Bedroom 1  
13'9 x 10'7

Bedroom 2  
11'7 x 10'7

Bedroom 3  
9'6 x 6'11

Family Bathroom

Balcony

# WELL PRESENTED MAISONETTE IN POPULAR FAMILY LOCATION

3 BEDROOMS, KITCHEN BREAKFAST ROOM, LOUNGE DINER, FAMILY BATHROOM, EXTENSIVE STORAGE, SOUTH FACING BALCONY

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Middleton Estates are delighted to offer for sale this three bedroom maisonette in popular family location. Set over 2 floors and in good order throughout. The ground floor is arranged to offer modern fitted kitchen breakfast room with integrated appliances, spacious lounge dining room. The south facing balcony can be accessed via door from the lounge leading out to the communal

gardens.

The first floor offers 3 double bedrooms and contemporary three piece bathroom suite. Bedroom 1 and 2 benefit from built in storage.

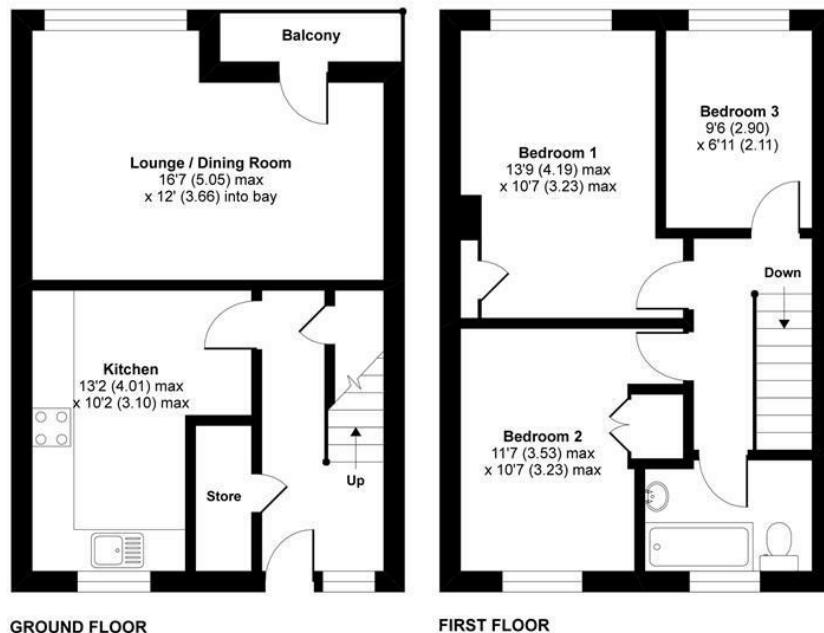
Situated in this convenient location within walking distance to local schools, amenities and public transport links.





## Harmsworth Crescent, Hove, BN3

Approximate Area = 854 sq ft / 79.3 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n:checom 2020.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		

"Call us for your free valuation."