



Westbourne Street, Hove

Asking Price
£425,000
Share of Freehold

- AN OUTSTANDING TWO BEDROOM MAISONETTE
- HIGHLY SOUGHT AFTER HOVE LOCATION
- IDEAL FIRST TIME BUY
- TWO BATHROOMS
- CLOSE PROXIMITY TO LOCAL AMENITIES
- MODERN DECOR THROUGHOUT
- SHARE OF FREEHOLD

Robert Luff & Co are delighted to bring to market this spacious two bedroom, two bathroom first floor apartment located on Westbourne Street. Positioned within the highly sought after residential area of New Church Road, it is close to numerous amenities on Church Road as well as Richardson Road having its own selection of popular independent shops and cafes, including Drurys. Aldrington and Hove Train stations are close-by with direct links to Brighton & London. Hove beach and seafront is also short walk away.

Accommodation offers; Spacious living room, separate kitchen/diner, two double bedrooms, a family bathroom and modern fitted en-suite. Other benefits include; Share of freehold, split over two floors & modern decor throughout.

**Robert
Luff & Co**
Sales | Lettings | Commercial

T: 01273 921133 E:
www.robertluff.co.uk



Accommodation

Entrance Hall

Kitchen 11'3 x 10 (3.43m x 3.05m)

Living Room 16 x 12'11 (4.88m x 3.94m)

Bedroom Two 10'8 x 9'4 (3.25m x 2.84m)

Bathroom

Bedroom One 16 x 14'1 (4.88m x 4.29m)

En-Suite Shower Room

AGENTS NOTES

Share of Freehold

SC: As & When

28 Blatchington Road, Hove, East Sussex, BN3 3YD

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Floorplan



Total area: approx. 82.9 sq. metres (892.1 sq. feet)

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

The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.