

- IDEAL HOVE LOCATION
- FPC RATING C
- AVAILABLE NOW

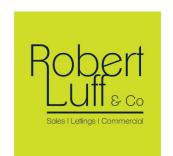
- INTEGRATED APPLIANCES
- · COUNCIL TAX BAND A

## \*\* OPEN DAY 25TH OF JULY \*\*

Robert Luff & Co are delighted to offer to market this spacious studio apartment in this exclusive new development situated in West Hove. Ideally situated in this superb Hove location with a choice of mainline stations nearby, offering travel to London from Brighton in just over an hour with a train every 15 minutes, the extensive shopping parade offering boutique shops, arts and crafts, a vibrant cafe culture and of course the award winning restaurants; not to mention a short walk to the beach where you'll find the famous Palace Pier, Rockwater, British Airways 1360 and Hove lawns.

The apartment itself is carefully designed to make the most out of a studio apartment. Also benefitting from a lift service, integrated appliances and being located on the third floor.

AVAILABLE NOW





## Accommodation

**Kitchen/Living Area 12'1 x 9'10 (3.68m x 3.00m)**Fitted fridge, sink/drainer, induction hob, electric oven, extractor fan and double glazed window to rear.

Bed Area 9'10 x 11'5 (3.00m x 3.48m)

## Shower Room

Fitted shower unit, wash hand basin vanity, WC and fully tiled

## Storage Cupboard

Housing washer/dryer.

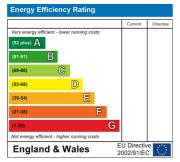


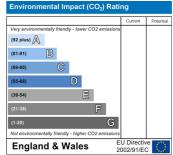












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