



Seaford Road, Hove

Guide price £550,000 to £575,000

HEALY
& NEWSOM

EST. 1990





Seaford Road, Hove, BN3 4EG

Guide Price £550,000 to £575,000

A beautifully presented two-bedroom period house offering a delightful blend of modern living and classic elegance. There is a high-quality bespoke handmade kitchen that has a high end finish with a dual aspect to the south facing garden. This room is filled with natural light and is a great space for the family and entertaining.

This charming property is ideal for those seeking a stylish and comfortable home in a desirable location with no work to complete. Don't miss the chance to make this lovely house your own.

This period property has a generous size front garden with a mature cherry tree and established floral borders. As you step inside this well presented home, you are greeted by two inviting reception rooms that have varnished original floorboards and original fire surrounds that exude character and warmth. These spaces are perfect for both relaxation and entertaining, providing a welcoming atmosphere for family and friends.

There is an exquisite open plan kitchen diner, which boasts a bespoke kitchen featuring integral appliances, stunning quartz work surfaces and oak engineered flooring through to the dining space. This area not only enhances the functionality of the home but also allows for seamless access to the south-facing rear garden, where you can enjoy sunny afternoons and al fresco dining.

The property comprises two spacious double bedrooms, each offering ample natural light and comfort. The well-appointed bathroom is a true highlight, featuring a wide walk-in shower enclosure alongside a luxurious bath, providing a perfect retreat for relaxation.

In the south facing rear garden there are mature plants and ever green shrubs, it is a real sun trap and feels secluded with high fencing to three sides and a gate providing convenient access for bikes and garden waste.

Location

Seaford Road is a one way street leading from St Leonards Avenue, Hove, to the Boundary Road thoroughfare where local bars, coffee shops,

restaurants and convenience stores can be found. Situated one road up from Hove seafront, the location has excellent transport links, easy access to bus routes affording access to Brighton city centre and beyond, Portslade Train Station is also less than half a mile away with it's direct service to London Victoria. Hove Lagoon is also easily accessible where you can find a popular play area for children and sea front walks.

This convenient location is within easy access to local eateries, restaurants and convenience stores, the property is also situated within the catchment area of well regarded schools.

Additional Information

EPC rating: D

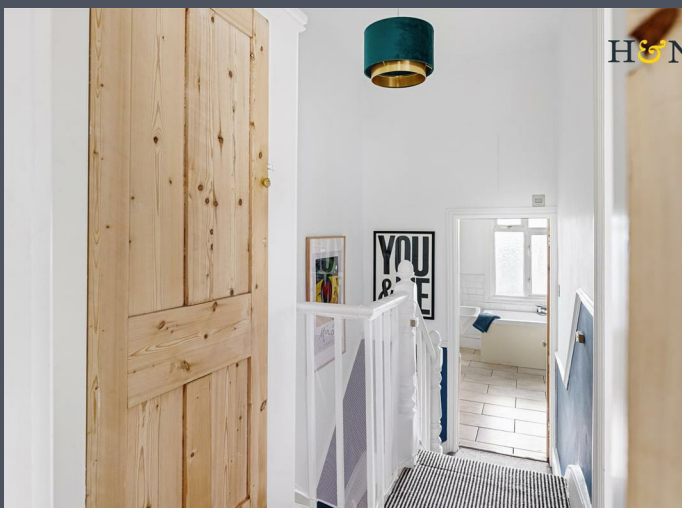
Internal measurements: 936 Square feet / 87 Square metres

Council tax band: C

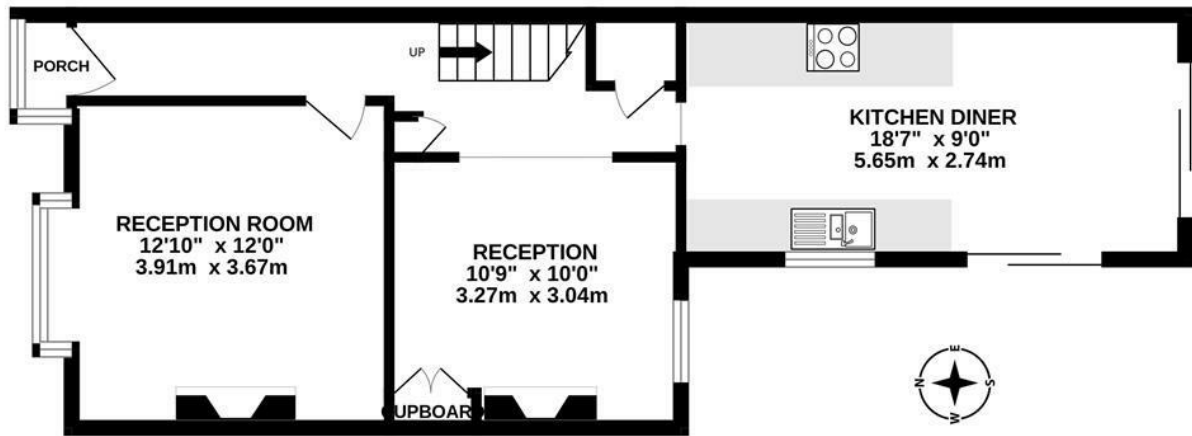
Parking zone: L

Tenure: Freehold

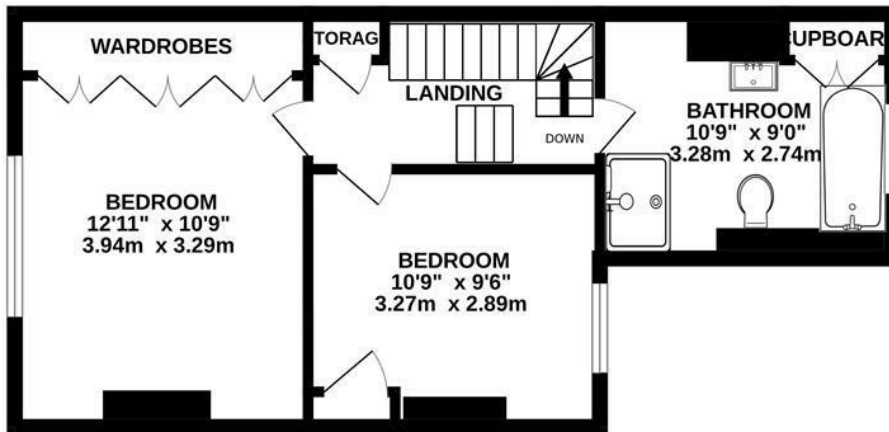




GROUND FLOOR



H&N 1ST FLOOR



TOTAL FLOOR AREA : 936sq.ft. (87.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2024



**HEALY
& NEWSOM**

EST. 1990

19 Richardson Road
Brighton & Hove
East Sussex BN3 5RB

01273 746674
hove@healynewsom.co.uk
www.healynewsom.co.uk

VERY IMPORTANT NOTES - Although every care has been taken in the production of these sales particulars prospective purchasers should note: 1. All measurements are approximate - floor plans included - no responsibility is taken for any error, omission, or misstatement. The plan is for illustrative purposes only and should be used as such by an prospective purchaser. 2. Services to the property, appliances, fixtures and fittings included in the sale are believed to be in working order (though they have not been checked). 3. Prospective purchasers are advised to arrange their own tests and-or surveys before proceeding with a purchase. 4. The agents have not checked the deeds to verify the boundaries. Intending purchasers should satisfy themselves via their solicitors as to the actual boundaries on the property. None of the description whatsoever forms any part of the contract for this property and is not guaranteed in any way whatsoever to be correct. It cannot be assumed by omission that any planning permissions or building regulations have been obtained for this property. Also any planning permissions/building regulations claimed to be correct are also not guaranteed.