



# 12 Davigdor Road

Hove, BN3 1GN

**Offers over £220,000**

Offered to the market vacant with no onward chain, this well-proportioned one-bedroom ground floor flat forms part of the attractive and well-maintained Windlesham Mansions, ideally positioned on Davigdor Road in central Hove.

Extending to approximately 456 sq ft (42.4 sq m), the property offers a practical and spacious layout. The accommodation comprises a generous bay-fronted open-plan kitchen/living room, providing ample space for both seating and dining. The fitted kitchen features a range of wall and base units, integrated oven and hob, and space for appliances.

The double bedroom is well-sized and neutrally decorated, while the bathroom is fitted with a white suite including a panelled bath with shower over, wash basin with vanity storage, and WC. A hallway with storage cupboard completes the internal accommodation.

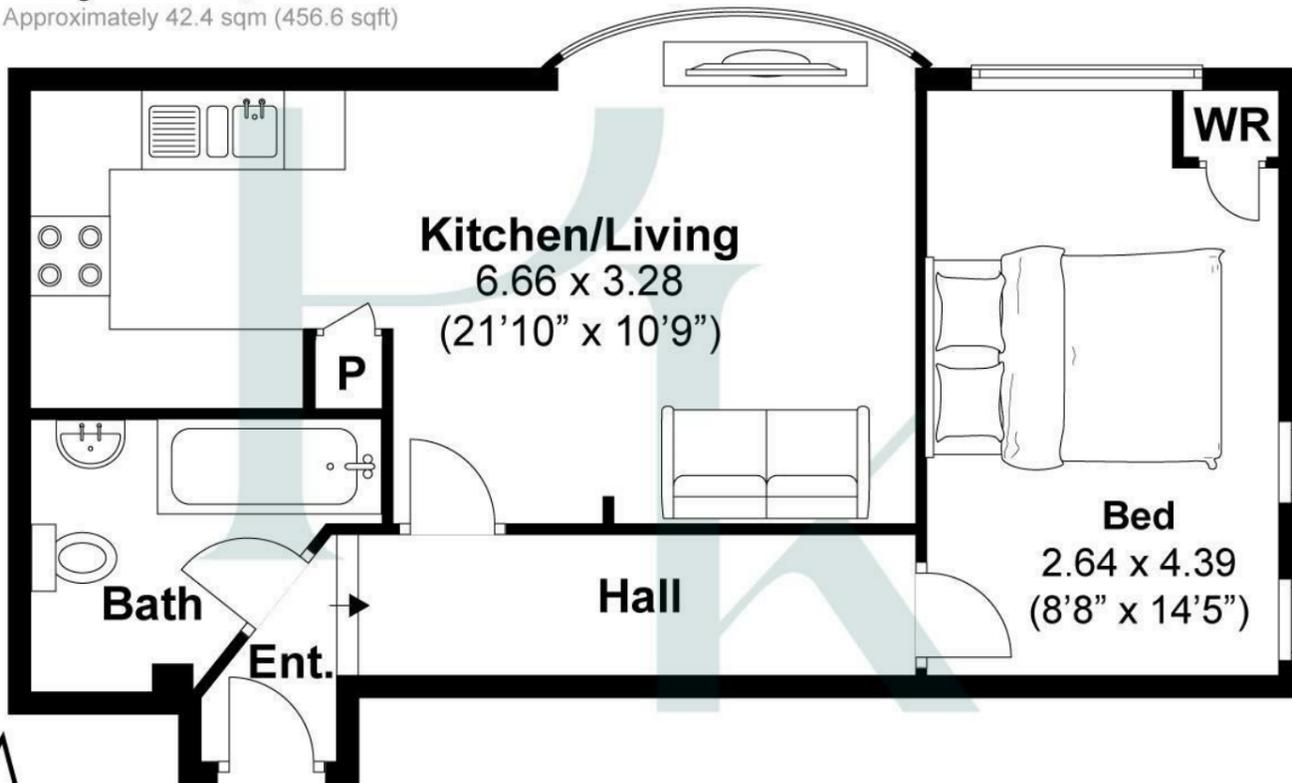
Externally, residents benefit from well-kept communal gardens, offering a pleasant green outlook, as well as one allocated off-street parking space, a highly sought-after feature in this central location. The property also holds an EPC rating of C, making it an efficient and cost-effective home.

Situated just moments from the vibrant amenities of Seven Dials, with its array of independent shops, cafés and restaurants, the flat is also conveniently located for Hove and Brighton mainline stations, the seafront, and regular bus routes.

An ideal first-time purchase, investment opportunity, or lock-up-and-leave home in a prime Hove location.



Davigdor Road, Hove  
Approximately 42.4 sqm (456.6 sqft)



**Disclaimer:**  
The measurements are approximate and are for illustration purposes only. The dimensions are measured internally and in metres and feet. We do not take any responsibility for errors and/or omissions. If you require further verification please discuss with the buyer/owner of the property.



Energy Efficiency Rating	
Current	Potential
74	78

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

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**Pearson  
Keehan**