

# 14 Livingstone Road

Hove, BN3 3WP

**Guide price £700,000**

\*GUIDE PRICE £700,000 - £725,000\*

Beautiful Four-Storey Family Home with South-Facing Garden – Livingstone Road, Hove

This beautifully presented four-bedroom mid-terrace period home is arranged over four spacious floors and located in the heart of Hove, just a short walk from Hove Station and popular local amenities. Featuring a large south-facing garden, stunning interiors, and a versatile layout, this property is ideal for modern family living.

As you step through the front door of this beautifully presented mid-terrace Victorian home, you're welcomed into a bright and inviting hallway that immediately sets the tone for the rest of the property.

To the front of the house on the ground floor, you'll find a generous double bedroom with a large bay window, offering versatility as a guest room, home office, or second reception. To the rear, a stylishly finished family bathroom features a full-sized bath and modern fittings. Stairs lead both up and down, giving the home a wonderfully connected, yet distinct, layout.

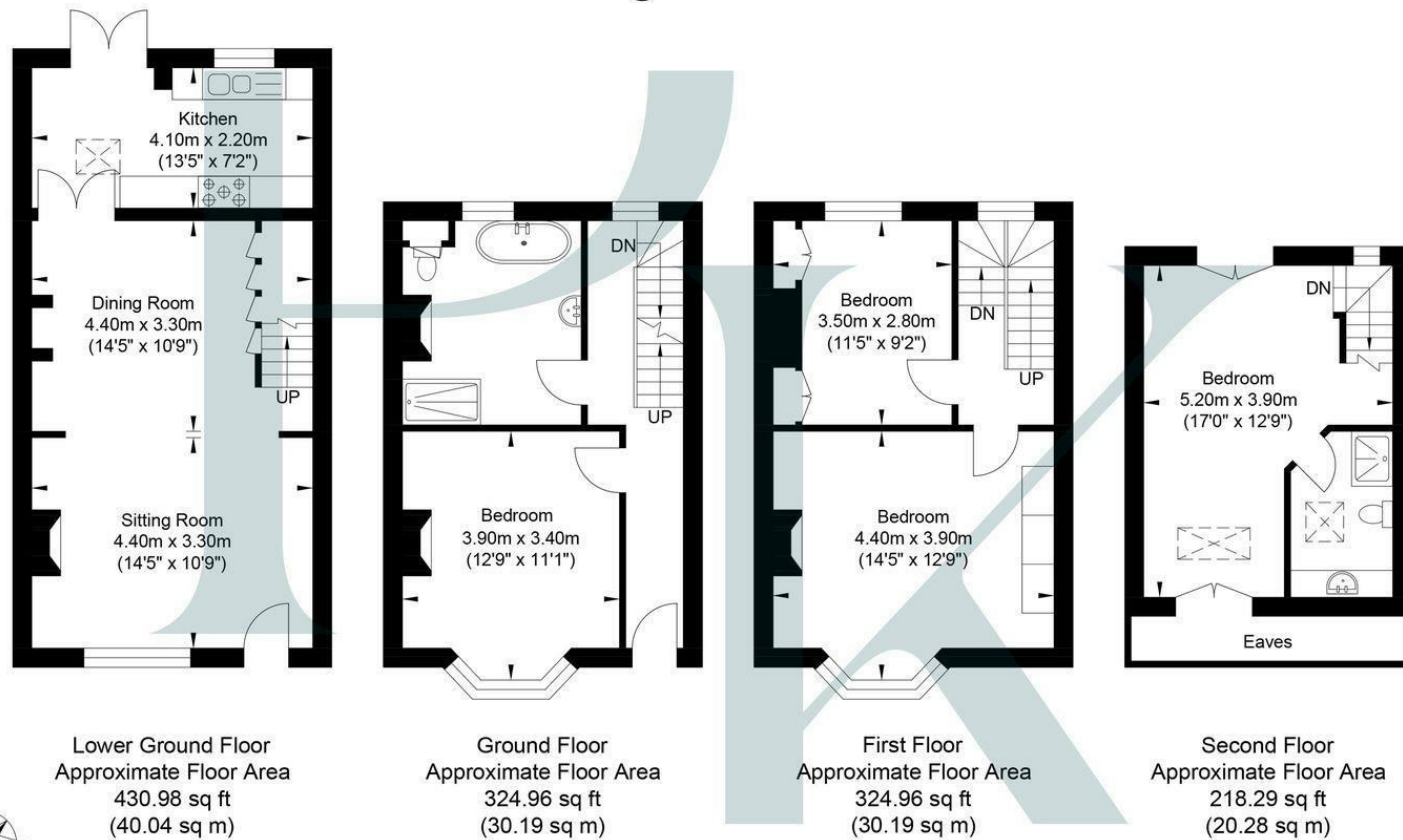
Heading down to the lower ground floor, you enter the heart of the home — a spacious open-plan double reception room. The front room, with its cosy feel and period charm, makes an ideal sitting room, while the rear dining space flows seamlessly into a modern galley-style kitchen. At the back, French doors open directly onto a decked, south-facing garden, perfect for al fresco dining or summer entertaining.

Back upstairs to the first floor, you'll find two further well-proportioned bedrooms. The front bedroom is a spacious double with plenty of natural light, while the rear room offers the perfect space for a child's room, study, or guest accommodation.

The real showstopper sits on the second floor: a stunning principal bedroom suite that spans the full width of the house. With a Juliette balcony overlooking the garden, a private en-suite shower room, and built-in eaves storage, this room offers a true sense of calm and retreat — a perfect sanctuary at the top of the house.



## Livingstone Road



Approximate Gross Internal Area = 120.7 sq m / 1299.19 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Efficiency Rating	
Current	Potential
74	82

Very energy efficient - lower running costs

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

Not environmentally friendly - higher CO<sub>2</sub> emissions

England & Wales EU Directive 2002/91/EC

Pearson  
Keehan