Flat 1, 30 Hova Villas

Hove, BN3 3DF

95 Portland Road, Hove, East Sussex, BN3 5DP
Tel: 01273 206999 **Email:**hove@pearsonkeehan.com pearsonkeehan.com

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Guide price £400,000

Guide Price: £400,000-£425,000

Beautifully presented throughout and offering over 800 sq ft of versatile accommodation, this impressive two-bedroom lower ground floor apartment combines generous proportions, stylish contemporary interiors and a fantastic west-facing garden with a versatile outbuilding. Situated on the highly regarded Hova Villas, just moments from Church Road and Hove seafront, this is a home perfectly suited to modern living.

Accessed via its own private street entrance, the apartment immediately feels more like a house than a traditional flat. The spacious living room provides an inviting place to relax, with contemporary décor, bespoke shelving and ample space for both seating and entertaining.

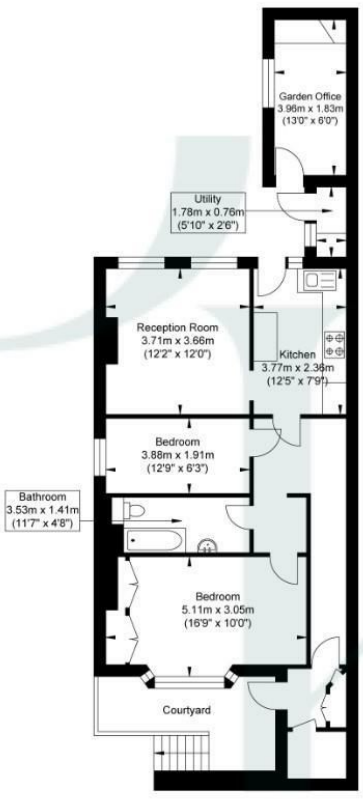
The separate kitchen has been thoughtfully designed with sleek dark cabinetry, contemporary worktops, integrated appliances and a breakfast bar, creating a sociable yet practical space for everyday living. A glazed door provides direct access to the rear garden, creating an easy connection between the indoor and outdoor spaces.

The property offers a generously sized principal bedroom featuring attractive bay windows, fitted wardrobes and excellent natural light, while the second bedroom is ideal as a guest room, nursery or home office, offering flexibility to suit a variety of lifestyles. Completing the accommodation is a beautifully refitted bathroom, finished to a high standard with striking monochrome tiling, a contemporary vanity unit and a bath with rainfall shower over.

Outside, the west-facing rear garden is undoubtedly one of the property's standout features. Designed for low maintenance with an artificial lawn and generous space for outdoor dining and entertaining, it provides a wonderful extension of the living accommodation throughout the warmer months. At the rear of the garden sits an outbuilding, offering excellent storage but with exciting potential to be transformed into a home office, gym, studio or hobby room, subject to a purchaser's requirements. An adjoining utility and storage area further enhances the practicality of this excellent outdoor space.

Further enhancing its appeal, the property is offered with a share of the freehold.

Hova Villas is a quiet residential road perfectly positioned in the heart of Hove, just a short stroll from the bustling cafés, restaurants and independent shops of Church Road. Hove seafront, Hove Lawns and Hove railway station are all within easy reach, making this an outstanding location for commuters and those seeking the very best of coastal living.



Lower Ground Floor
Approximate Floor Area
814.72 sq ft
(75.69 sq m)

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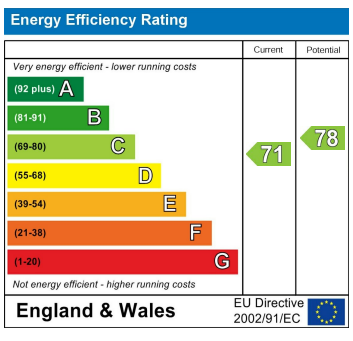
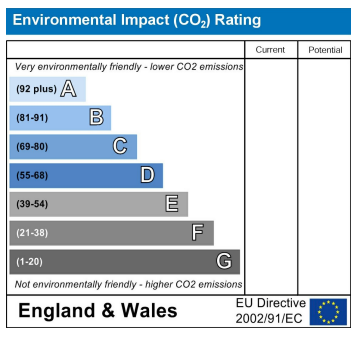
Approximate Gross Internal Area (Including Outbuilding) = 75.69 sq m / 814.72 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.





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