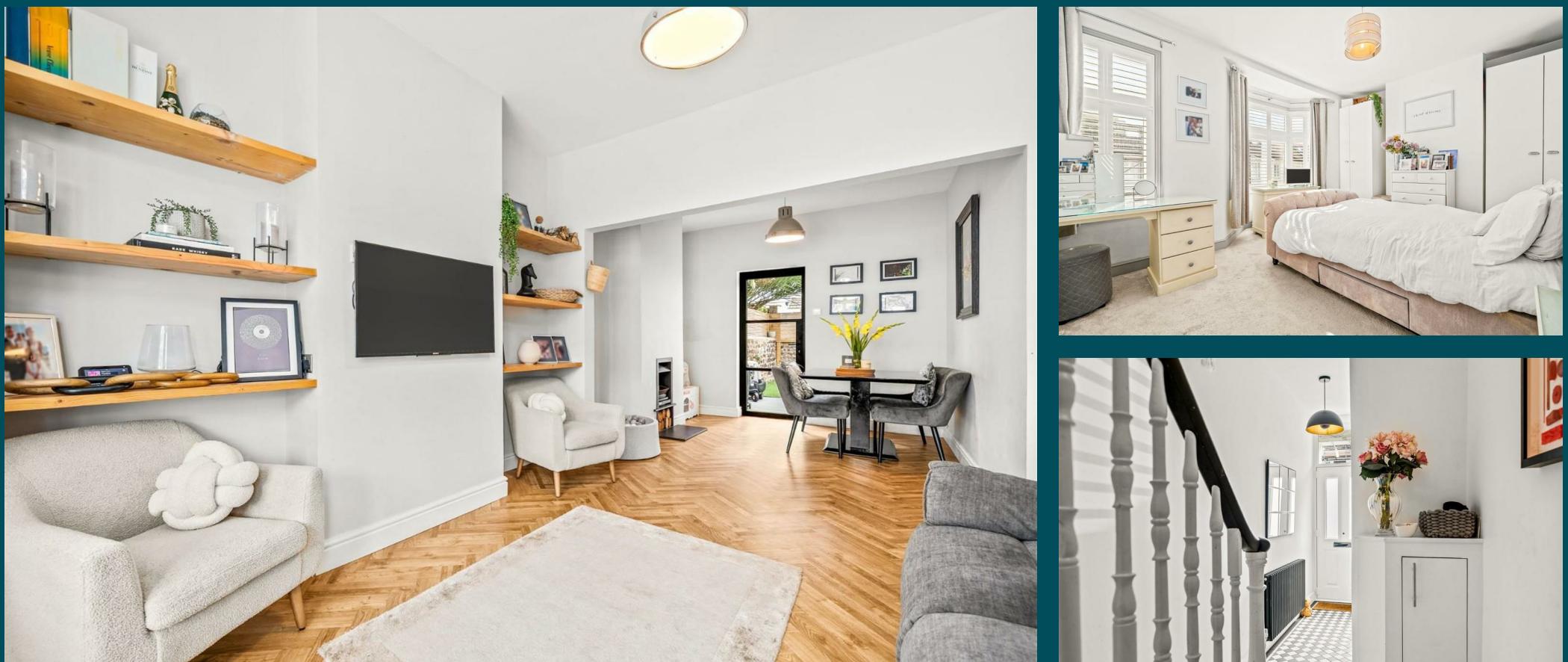




77 Cowper Street

Hove, BN3 5BN



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Asking price £625,000

This charming family home has been beautifully designed to combine contemporary style with a warm and inviting atmosphere. Perfectly positioned in the ever-popular Poet's Corner, it enjoys close proximity to a wide range of local amenities.

On entering, you are greeted by a stunning through-lounge and dining area, featuring elegant parquet flooring and a cosy wood-burning stove, an ideal setting for relaxing evenings or entertaining guests. A Crittall-style door opens directly onto the delightful rear garden, creating a seamless blend of indoor and outdoor living.

The sleek, recently fitted kitchen is fully equipped with integrated appliances, underfloor heating and even a wine cooler, while offering easy access to the main bathroom. A downstairs W/C enhances everyday practicality.

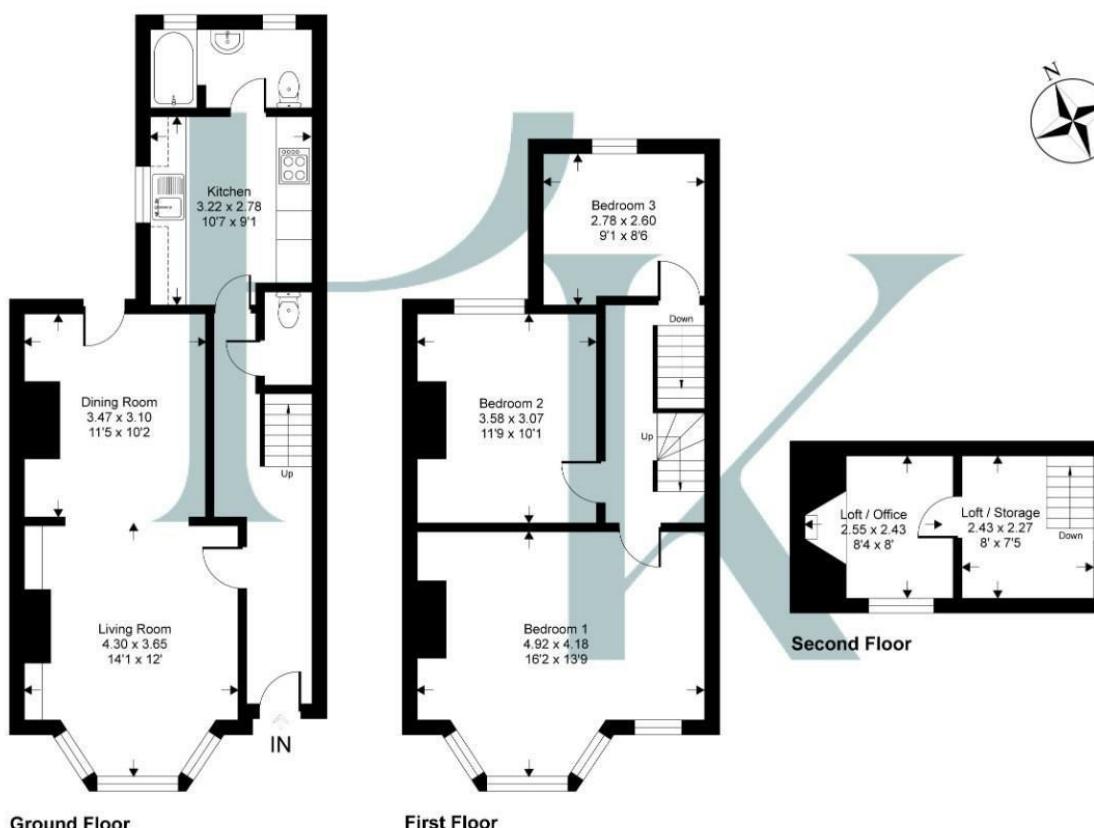
Upstairs, there are three bright and spacious double bedrooms, each bathed in natural light. The loft room, currently accessed via a pull-down ladder, presents excellent versatility, whether for storage, a home office, or the potential for a full staircase.

Cowper Street sits in the heart of the highly sought-after Poet's Corner community, known for its friendly neighbourhood feel. Independent shops, artisan cafés, welcoming pubs, and acclaimed restaurants are all just a short stroll away. The seafront is also close by, while Hove and Aldrington stations provide superb transport links for commuters. Families will especially appreciate the area's selection of well-regarded local schools.



Cowper Street

Approximate Gross Internal Area = 105 sq m / 1130 sq ft



This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.

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Energy Efficiency Rating		
	Current	Potential
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 ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions		
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