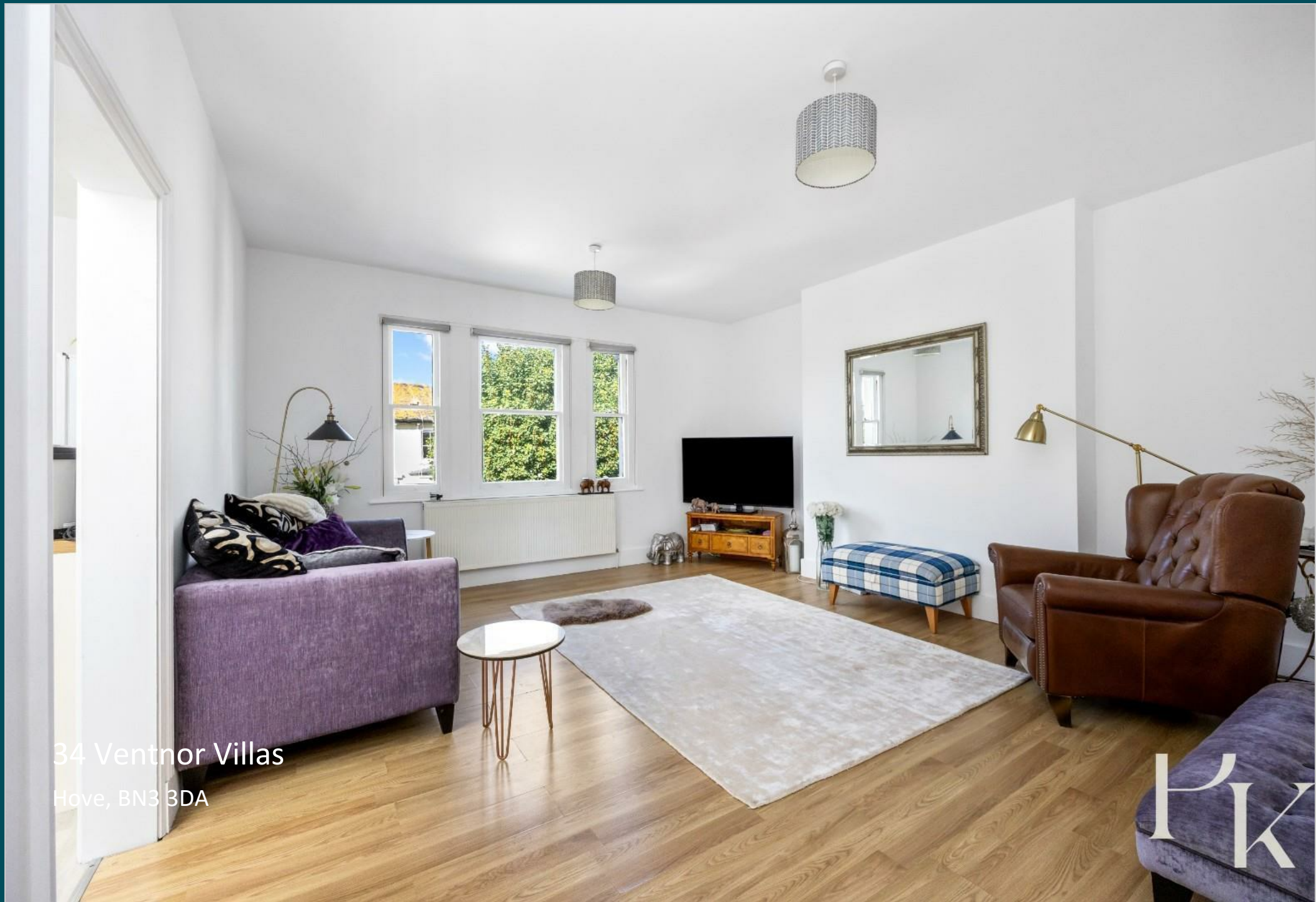
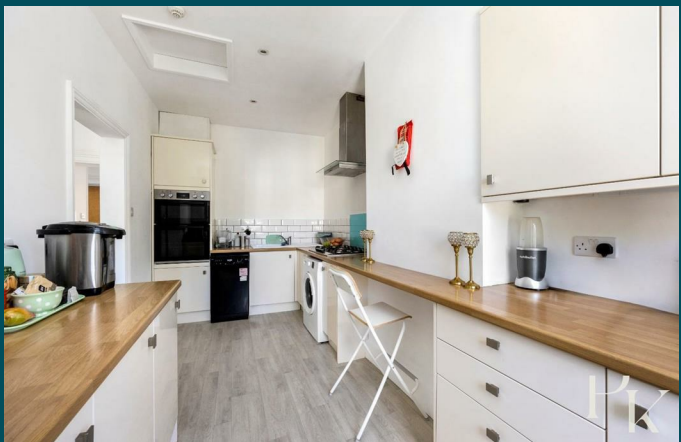




34 Ventnor Villas
Hove, BN3 3DA

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34 Ventnor Villas

Hove, BN3 3DA

Guide Price £400,000 - £425,000

Being sold with no-ongoing chain, this wonderfully spacious and light-filled two double bedroom apartment, occupying the top floor of an attractive period building in the heart of central Hove, moments from Church Road, Hove seafront and the station.

Set along one of central Hove’s attractive tree-lined streets, this generously proportioned apartment offers an impressive 944 sq ft (87.76 sq m) of accommodation, combining the scale and character of a period property with a bright, well-presented interior.

The standout living room measures approximately 16'3" x 15'4", with a broad arrangement of sash windows flooding the room with natural light. High ceilings and warm wood flooring further enhance the sense of space, with ample room for generous seating and additional furniture.

Sitting separately alongside is the fitted kitchen, extending to approximately 16'3" in length. Arranged with extensive worktop and storage space, integrated cooking appliances and room for informal seating, it provides a practical and sociable space while keeping the main living room separate.

Both bedrooms are particularly generous doubles. The larger measures approximately 16'4" x 12'2", while the second extends to approximately 15'4" x 10'9", making the accommodation equally suited to a couple, sharers or those wanting a substantial home office or guest room. A bright bathroom with a white suite and shower over the bath completes the accommodation.

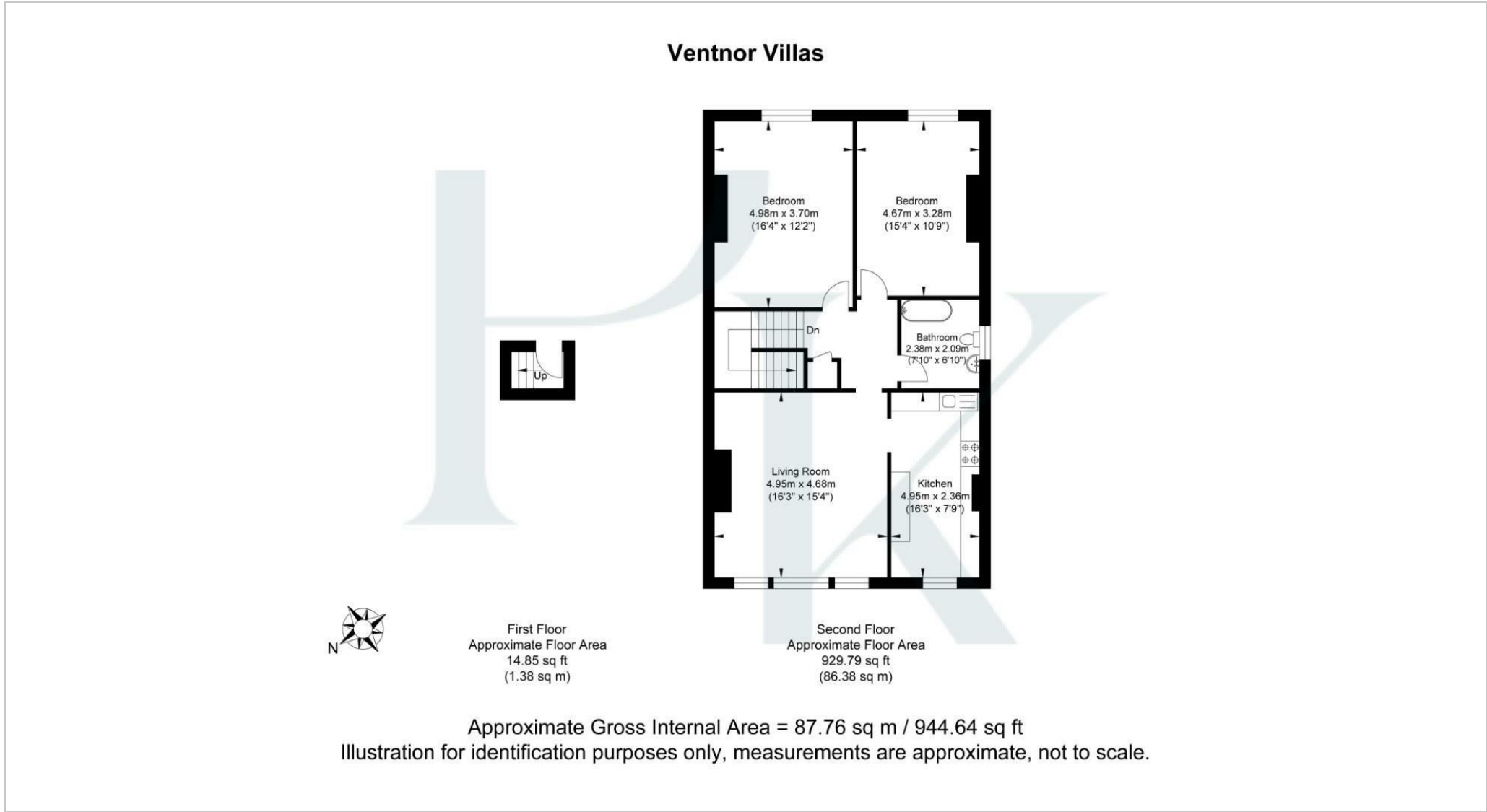
Presented in a clean, neutral style throughout, large sash windows, excellent natural light and the proportions associated with Hove's period architecture give the property a particularly spacious feel.

Ventnor Villas is superbly positioned for enjoying everything central Hove has to offer. The cafés, independent shops, restaurants and bars of Church Road are moments away, with George Street and Blatchington Road also within easy reach.

Hove Lawns and the seafront are within walking distance, while the elegant surroundings of Palmeira Square and Adelaide Crescent are also nearby.

Hove mainline station is conveniently accessible for commuters, providing direct rail connections towards London, Gatwick and Brighton, while regular bus services make travelling throughout the city straightforward.

With almost 950 sq ft of accommodation, two generous double bedrooms and an enviable central Hove setting, this is an exceptionally well-proportioned apartment with the coast, city amenities and commuter connections all close at hand.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-plus) A		80
(81-91) B		
(69-80) C		
(55-68) D	68	
(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		
England & Wales		EU Directive 2002/91/EC

Pearson
Keehan