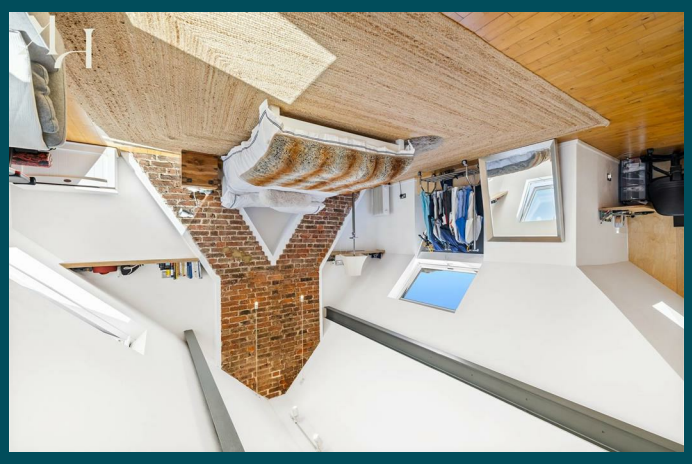












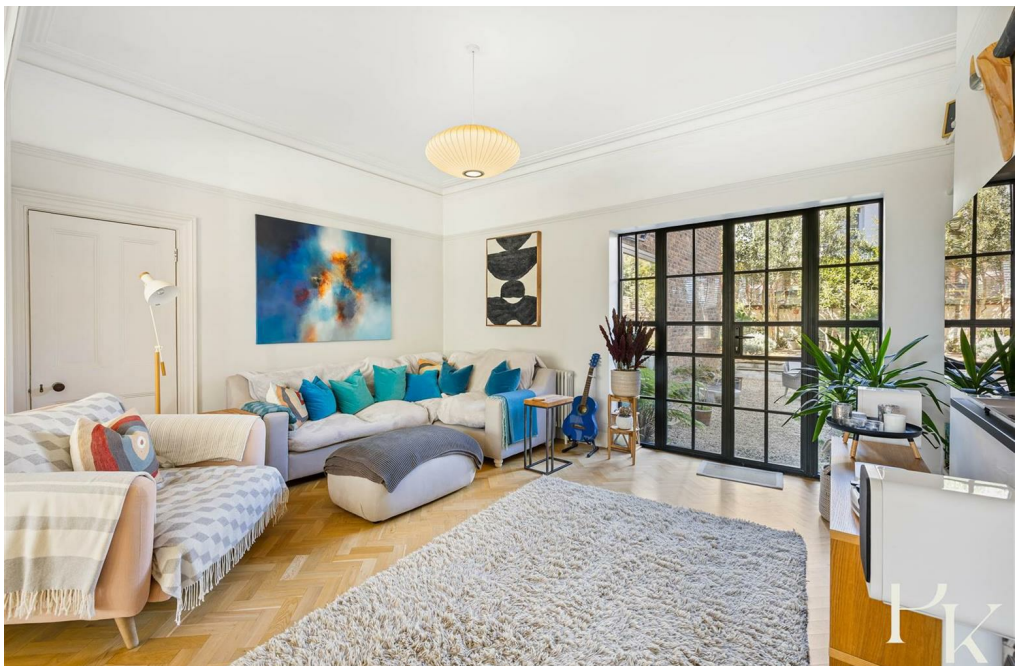


95 Portland Road, Hove, East Sussex, BN3 5DP
Tel: 01273 206999 **Email:**hove@pearsonkeehan.com pearsonkeehan.com

16 Wilbury Crescent

Hove, BN3 6FJ

Offers in excess of £1,500,000





This exceptional five-bedroom period home is situated on the highly sought-after Wilbury Crescent in Hove, combining beautiful period character with generous proportions and stylish modern living. Arranged across three floors, the property benefits from a private driveway, secluded landscaped rear garden and an enviable position for Hove Station, Church Road, Hove Park and Hove Recreation Ground.

The ground floor provides superb living and entertaining space, with an impressive reception room measuring approximately 29'4" x 16'6". Beautiful parquet flooring, high ceilings, period detailing and large bay windows create a wonderfully elegant setting, with a log burner providing a charming focal point. The room is also fitted with an integrated home-cinema system and, thanks to two separate entrances, can easily be divided to create two distinct living spaces if desired. To the rear, striking Crittall-style glazing opens onto the garden and floods the space with natural light.

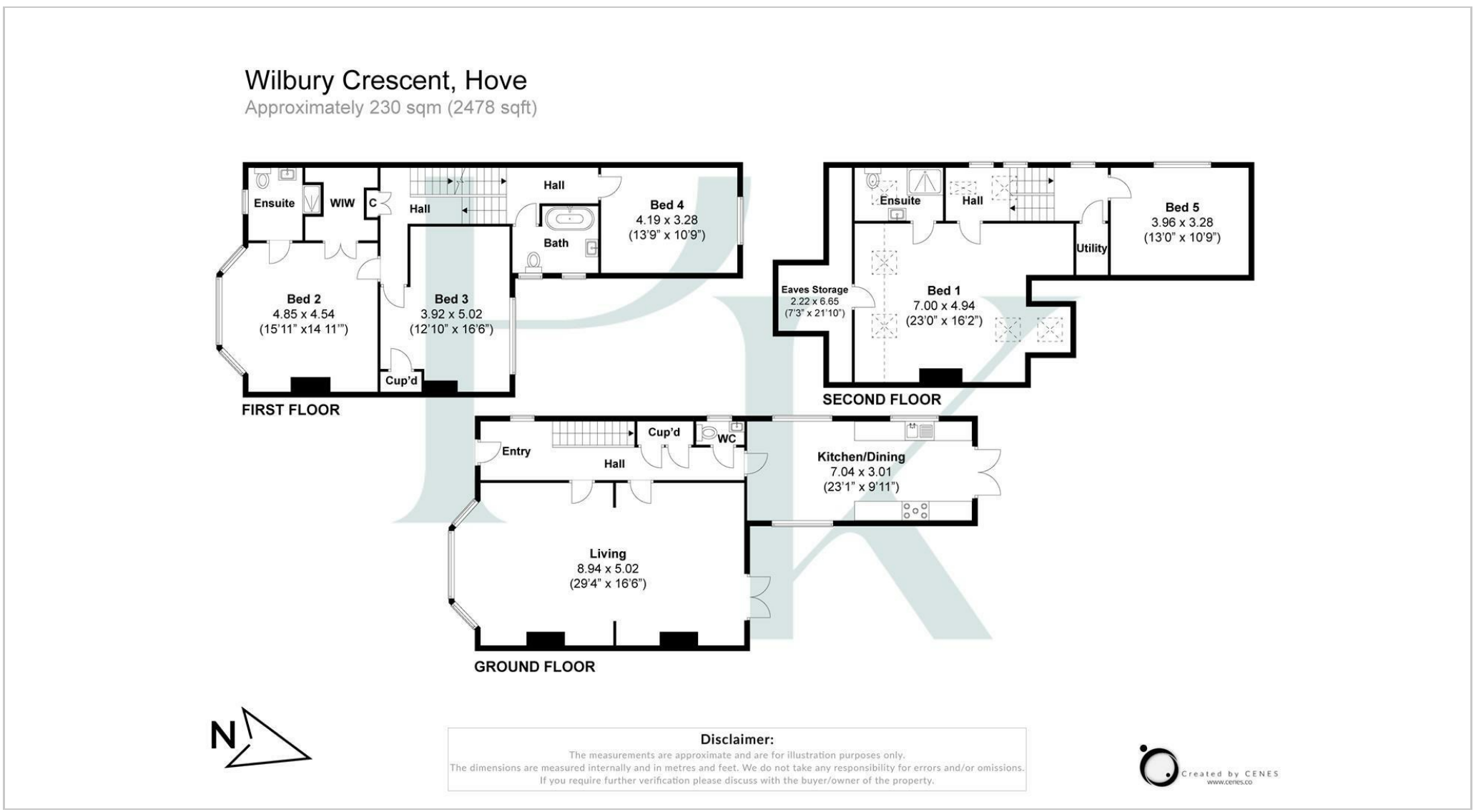
The separate 23'1" kitchen/dining room is another highlight of the home, featuring a bespoke kitchen designed using natural materials, with excellent storage and preparation space, complemented by an impressive range cooker forming the centrepiece of the cooking area. Thoughtfully arranged to create distinct areas for cooking, dining and relaxing, there is ample room for a substantial dining table alongside a delightful sitting nook/window seat overlooking the garden – a wonderfully inviting spot to unwind. Direct access to the garden further enhances the connection between inside and out, while a downstairs WC completes the ground floor.

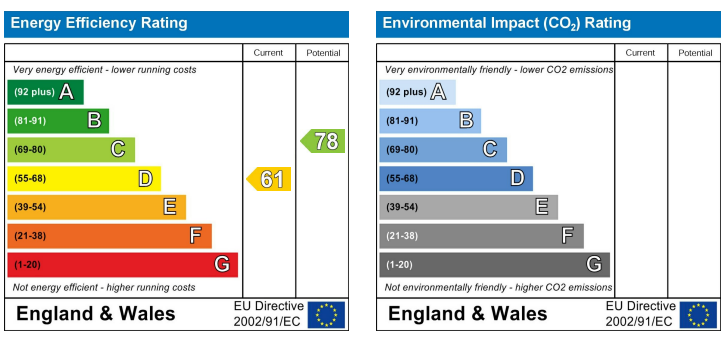
Across the upper floors are five well-proportioned bedrooms and three bath/shower rooms. The top floor is particularly impressive, with a fabulous principal bedroom measuring approximately 23'0" x 16'2", featuring vaulted ceilings, exposed brickwork, roof lights and exposed beams, together with an en-suite shower room. A further double bedroom, utility area and useful eaves storage complete this level.

Outside, the beautifully established walled rear garden is a real highlight. Mature trees, colourful planting, attractive brickwork and several seating areas create a wonderfully private and peaceful setting for relaxing and entertaining.

Wilbury Crescent is one of Hove's most desirable residential roads, particularly popular with families and commuters. The area is exceptionally well served for education, with highly regarded schools and colleges including Lancing College Prep, Brighton College, BHASVIC, Cardinal Newman Catholic School, Blatchington Mill and Hove Park School. With access to an excellent choice of both independent and state education, this is an ideal location for families prioritising quality schooling.

Offering almost 2,500 sq ft of character-filled accommodation, exceptional and versatile living space and a gorgeous landscaped garden, this is a truly special family home in a superb central Hove location.





Pearson Keehan