



TRUEMANS



Maple Gardens, Hove, BN3 7JU

TRUEMANS - We are pleased to offer this well presented three double bedroom semi detached home, situated in a beautiful tree lined road on Maple Gardens. If you are looking for a quick and trouble free move then look no further, as this home is being sold with no onward chain.

As you enter the ground floor you are greeted with a stunning tiled porch which has been finished tastefully by the current owners. The separate bay fronted lounge is of a generous size and is the ideal room for relaxing and spending family time together in the evenings. Past the lounge you will find a modern fitted kitchen which flows well into the dining area, which in our eyes is certainly the hub of the home, with delightful views onto the delightful south facing garden and conservatory.

Up onto the first floor, you will find the master bedroom which has sliding wardrobes with plenty of storage space, this room is also spacious and light. Bedroom two is also a very comfortable double bedroom and is situated to the rear of the house with views onto the garden. Bedroom three is still of a good size and can also fit a double bed if required, however this would make the perfect kids room or office space if you work from home.

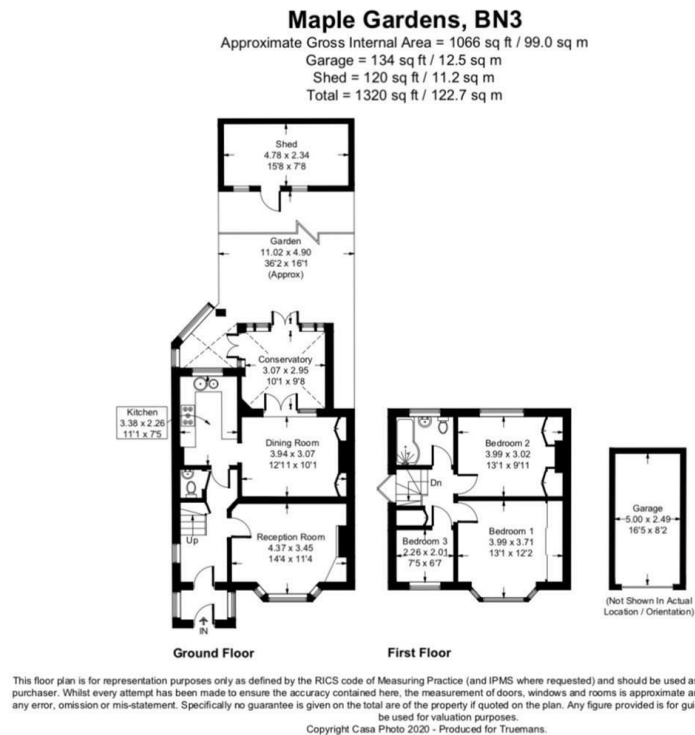
If you are looking to extend then this house has plenty to offer still, the loft space can also be extended which would create another bedroom or two. There is off street parking for at least two cars, and also has the added bonus of having a detached garage.







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Further Information

Council Tax: Band D

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		77
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	39	
(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		67
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	29	
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

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