

Hove Street

Hove

Guide Price Asking Price £275,000





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Located in the heart of Hove, with the shops, cafés and restaurants of Church Road just moments away, this **TWO BEDROOM, SECOND FLOOR APARTMENT** benefits from a **SOUTH-FACING BALCONY**, lift access and is offered for sale with **NO ONWARD CHAIN**.

Recently updated throughout, the apartment offers bright, well-proportioned accommodation that will appeal to a broad range of purchasers.

The generous lounge enjoys a sunny south-facing aspect and opens directly onto the private balcony, creating a light and welcoming living space. The separate modern kitchen is fitted with an electric oven and hob, an integrated washing machine, and space for a fridge/freezer.

Off the hallway are two useful built-in storage cupboards and a contemporary bathroom fitted with a bath and electric shower over. Both bedrooms are comfortable doubles, with the principal bedroom benefiting from a built-in cupboard and the second featuring fitted wardrobes.

In The Local Area

Superbly positioned in the heart of central Hove between Church Road and the seafront, this location offers the best of coastal and city living.





The nearby streets of Church Road, George Street and Blatchington Road provide an abundance of shops, cafés, bars and restaurants, all set amidst Hove's iconic period architecture. From independent boutiques and artisan bakeries to popular high-street chains, everything you need is right on your doorstep.

Just a short stroll down the road brings you to Hove seafront, with its beach, promenade and a delightful selection of local favourites, including the ever-popular Sugardough Bakery, Franco's Osteria and The Kernel of Hove health food store. The renowned Marrocco's on King's Esplanade is also close by, famed for its handmade Italian ice cream – a must on sunny days. Hove Lawns provide generous green spaces to unwind and enjoy the coastal air.

Further Information

The property is situated in Permit Zone N. Currently, the property is in Council Tax band B, which was charged at £2,006.23 for 2026/27.

EPC rating – C

Broadband & Mobile Phone Coverage – Prospective buyers should check the Ofcom Checker website.

Planning Permissions – Please check the local authority website for any planning permissions that may affect this property or properties close by.

TENURE & OUTGOINGS

Tenure: Leasehold

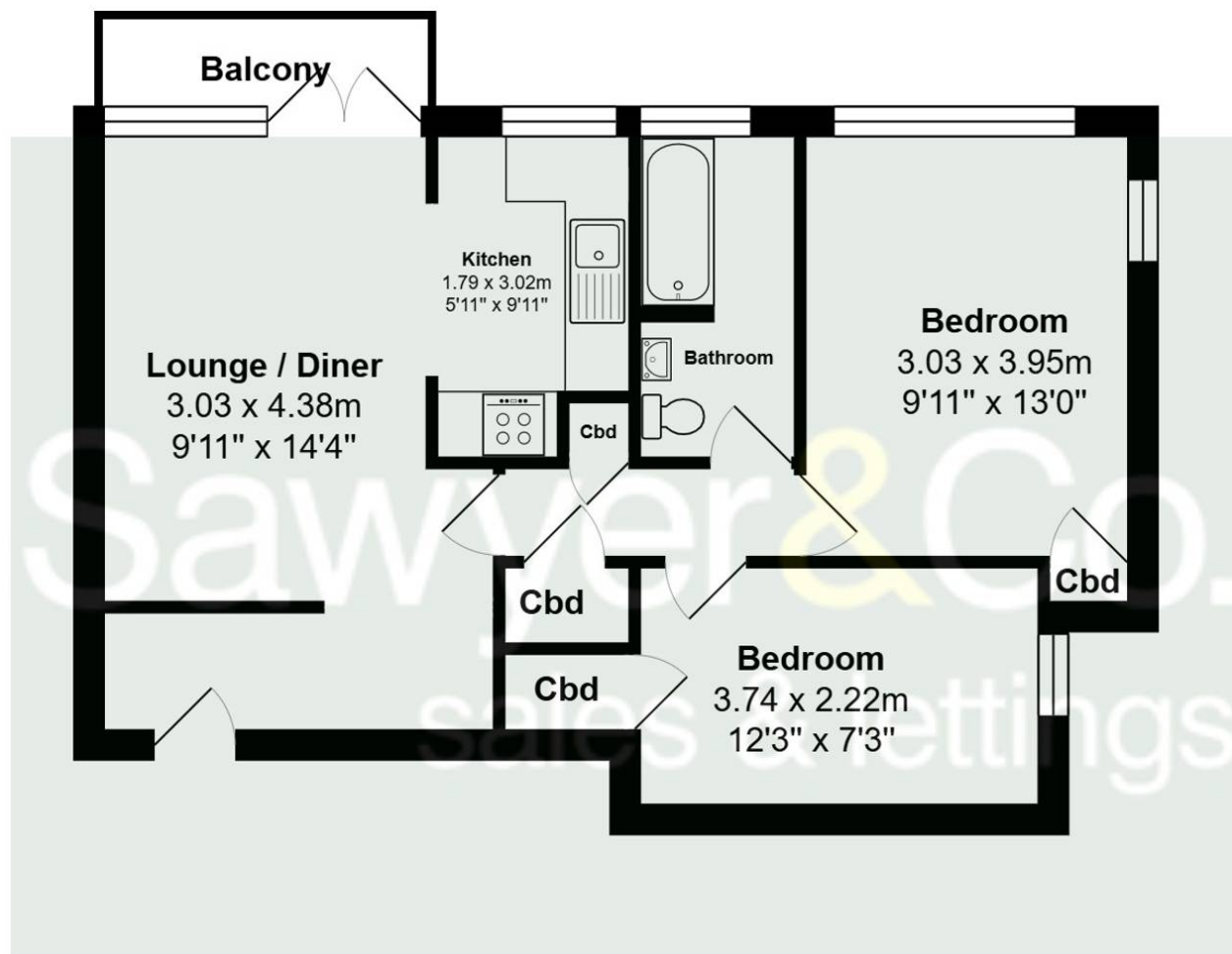
Unexpired term on lease – Extended lease as part of sale

Service Charge – £3,730.20pa, included is hot water and heating.

This information has been provided by the seller. Please obtain verification via your legal representative.







Total Area: 55.6 m² ... 598 ft² (excluding balcony)

All measurements are approximate and for display purposes only.



Sawyer & Co- Hove

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We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate.