

PHILLIPS & STILL



- Delightful ground floor apartment
- Double Bedroom
- Good size lounge
- Modern fitted kitchen and bathroom
- Sunny rear patio garden

Lansdowne Street, Hove, BN3 1FR

Asking Price £270,000

Situated on one of the original old roads of Hove in the Brunswick Town conservation area, this one bedroom converted flat is well presented and benefits from a good size lounge with an elegant fireplace and bay window, a double bedroom, a modern kitchen with direct access to the garden and a modern shower room suite.



Property Description

Welcome to this delightful ground floor apartment, perfectly situated near Hove seafront, offering a blend of comfort and modern living. This charming residence features a double bedroom, ideal for relaxation and restful nights. The generous lounge area provides a welcoming space for entertaining or unwinding after a long day, with ample natural light enhancing its inviting atmosphere.

The fitted kitchen is equipped with contemporary appliances and stylish finishes, making it a joy for any home cook. The well-appointed shower room adds to the convenience of the apartment, combining functionality with a sleek design.

Step outside to the sunny rear patio garden, an excellent spot for outdoor dining, gardening, or simply soaking up the sun. This private outdoor space offers a perfect retreat in the heart of the city.

Located close to Hove seafront, you'll enjoy easy access to a variety of amenities along Western Road, including shops, cafes, and restaurants, ensuring that everything you need is just a short stroll away. This apartment is a fantastic opportunity for those seeking a vibrant lifestyle in a prime location.

Don't miss your chance to make this charming apartment your new home!



Accommodation

GROUND FLOOR

ENTRANCE HALL

LIVING ROOM

13' 2" x 14' 8" (4.01m x 4.47m)

BEDROOM

11' 0" x 8' 3" (3.35m x 2.51m)

KITCHEN

8' 8" x 6' 4" (2.64m x 1.93m)

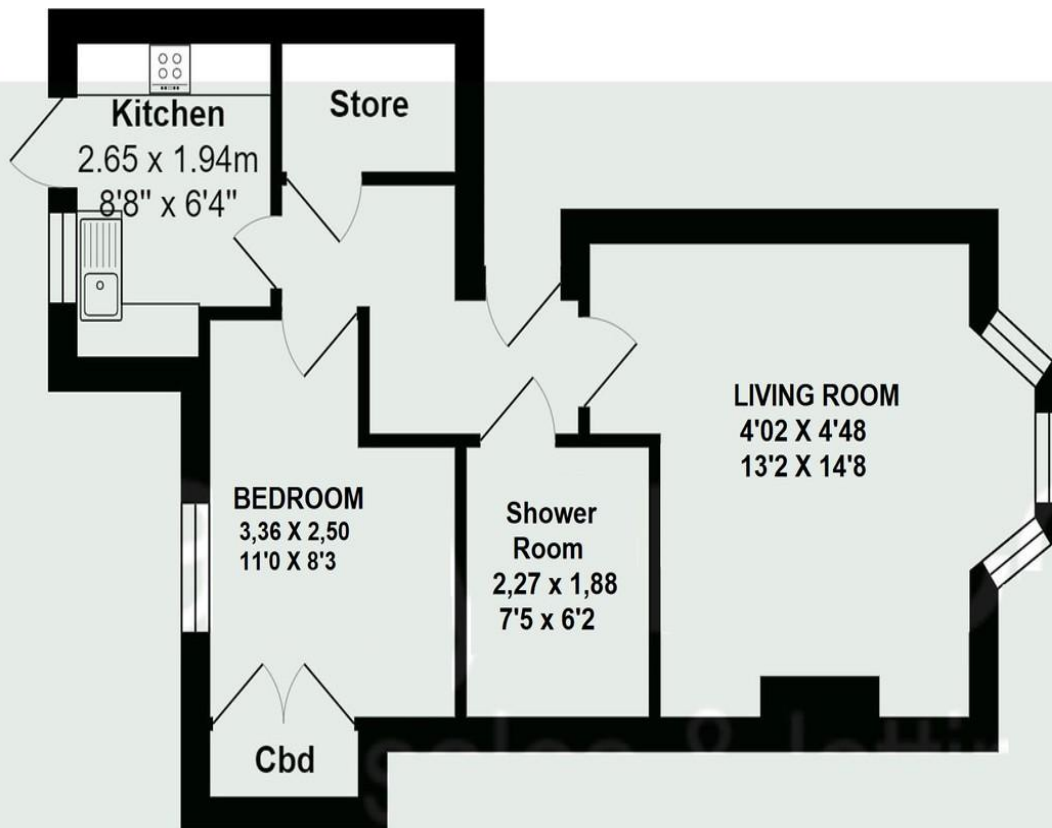
SHOWER ROOM

7' 5" x 6' 2" (2.26m x 1.88m)

OUTSIDE

REAR PATIO GARDEN





Total Area: 36.1 m² ... 388 ft²

All measurements are approximate and for display purposes only.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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