



Flat 5, Petworth House, Davigdor Road, Hove, BN3 1WG

Spencer  
& Leigh

Flat 5, Petworth House, Davigdor Road,  
Hove, BN3 1WG

£1,795 Per Calendar Month -

- Well presented ground floor apartment
- Two double bedrooms
- Modern bathroom & en-suite shower room to bedroom 1
- Spacious lounge dining room overlooking the communal garden
- Kitchen with integrated appliances
- Neutral internal colourscheme
- Video entry phone system
- Allocated off road parking space
- Available furnished or unfurnished
- Sought after location within Hove

This impressive ground floor apartment is offered to let unfurnished, however, can also be offered furnished, at a slightly higher rent of £1995pcm. The well presented interior features a spacious lounge with French doors overlooking the communal garden, a kitchen with integrated appliances and plenty of storage space, a modern bathroom suite and two bedrooms, one of which has an en-suite shower room. The apartment boasts gas fired central heating, double glazed windows and a video entry phone system. Conveniently for Hove, there is an allocated off road parking space (number 5). The apartment is available for immediate possession and is offered on a long term tenancy. Hove station and local amenities can be easily accessed. Viewing is highly recommended. COUNCIL TAX BAND: D



Davigdor Road is situated in a prime position with many attractions including Hove seafront, Church Road and George Street for a wide range of shops. There are what are considered to be good schools catering for all age groups as well as the popular St Anns Well Gardens. All travel networks are easily accessed with bus routes, Hove railway station and road links in and out of the city.



Entrance hall

Living room  
18'1 x 11'6

Kitchen  
11'7 x 8'1

Bedroom  
15'5 x 10'11

En suite

Bedroom  
15'5 x 7'11

Bathroom



Council:- Brighton & Hove City Council  
Council Tax Band:- D



### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	79	79
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

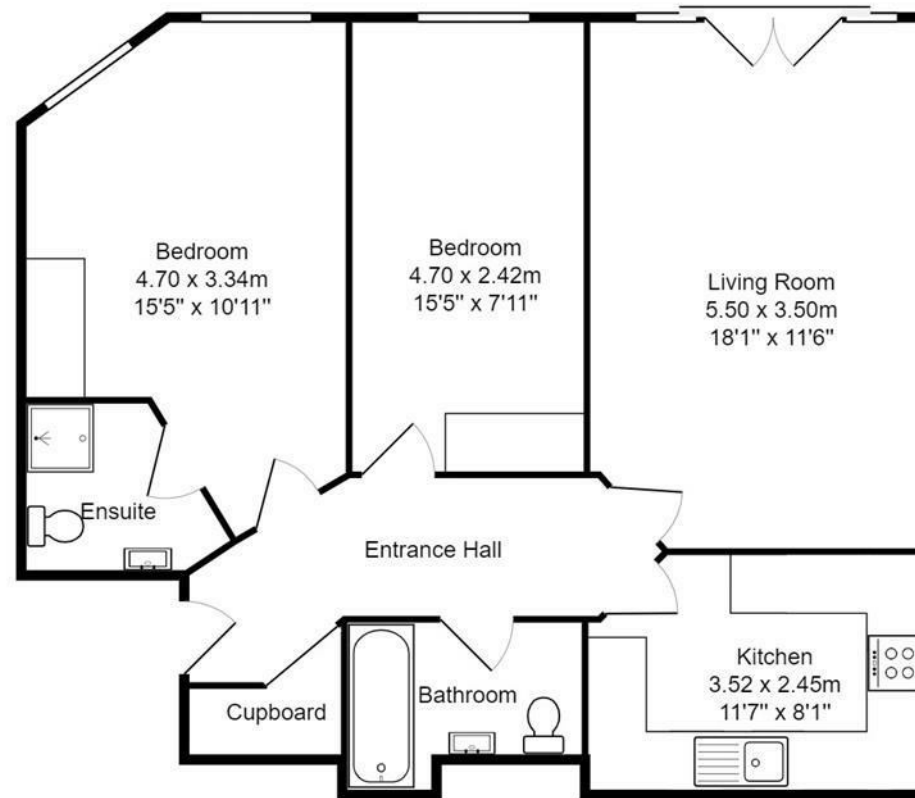
Every care has been taken in preparing our sales particulars and they are usually verified by the vendor, We do not guarantee appliances, electrical fittings, plumbing, etc; you must satisfy yourself that they operate correctly. Room sizes are approximate. Please do not use them to buy carpets or furniture. We cannot verify the tenure as we do not have access to the legal title. We cannot guarantee boundaries or rights of way. You must take the advice of your legal representative.

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# Spencer & Leigh



**Total Area: 72.0 m<sup>2</sup> ... 775 ft<sup>2</sup>**

All measurements are approximate and for display purposes only.