



## 1 Elizabeth Avenue

Hove, BN3 6WA

£900,000

An opportunity to own a detached, property in the sought-after Hove district close to Hove Park with the potential to create and extend (subject to the necessary planning and building regulations) a fabulous, family home with a south facing garden. Accommodation is currently in a clean and tidy condition throughout but does lend itself to updating and comprises of a kitchen and utility room, dining room with steps down to a large living room all overlooking the pretty, south facing garden. There is a cloakroom and a small bedroom/study on the ground floor. On the first floor are three bedrooms and two shower rooms, one being en-suite to the main bedroom. To the front a paved drive provides off road parking and leads to a double garage with a remote controlled up and over door where the utility meters are housed. To the rear is a pretty, south facing patio leading on to the mature, main garden mainly laid to lawn and flanked by tree and shrub borders.

Elizabeth Avenue is to be found adjacent to Goldstone Crescent and is within easy access of the popular Hove Park with its sports and recreational facilities. Bus services run close by providing access into the vibrant city centre, seafront and promenade, while schools catering for all age groups are well represented within the local area.

- Detached family home
- Close to Hove Park which is highly desirable
- Spacious accommodation currently 1593 sq ft / 148 sq m
- Potential to reconfigure and extend the current accommodation to suit today's modern family subject to planning permission
- Double garage and off road parking
- Large living room with sliding patio doors out to the garden
- Kitchen and utility room
- Three bedrooms, two shower rooms, en-suite to the main bedroom
- South facing rear garden
- Internal viewing recommended to appreciate the potential and location

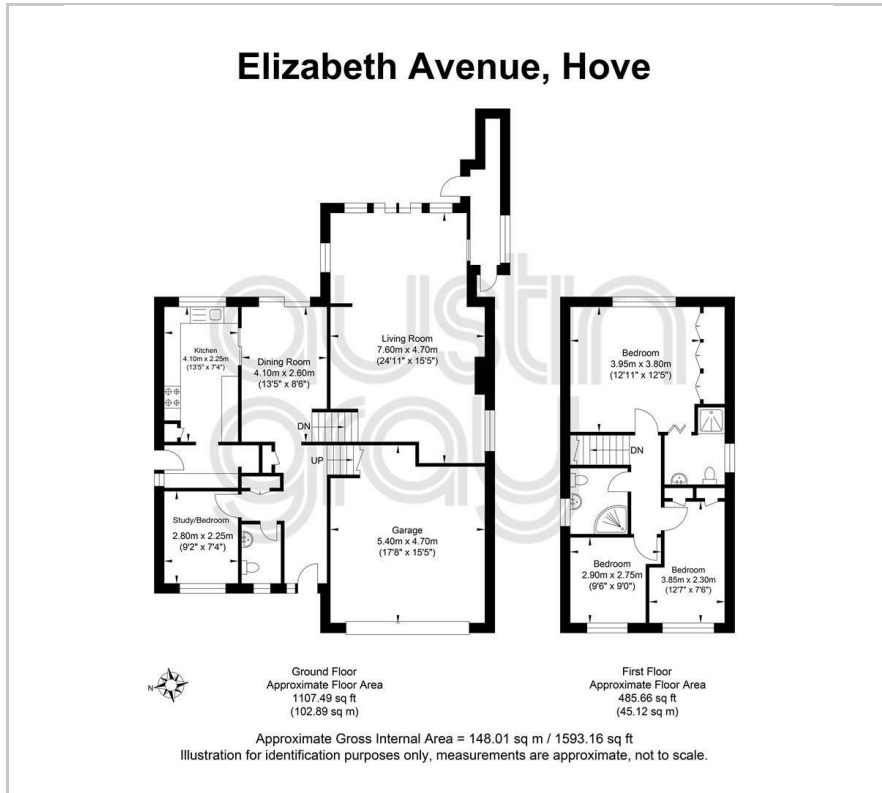
### Viewing

Please contact our Austin Gray Residential Office on 01273 232232

if you wish to arrange a viewing appointment for this property or require further information.



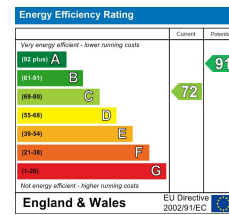
## Floor Plan



## Area Map



## Energy Efficiency Graph



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