



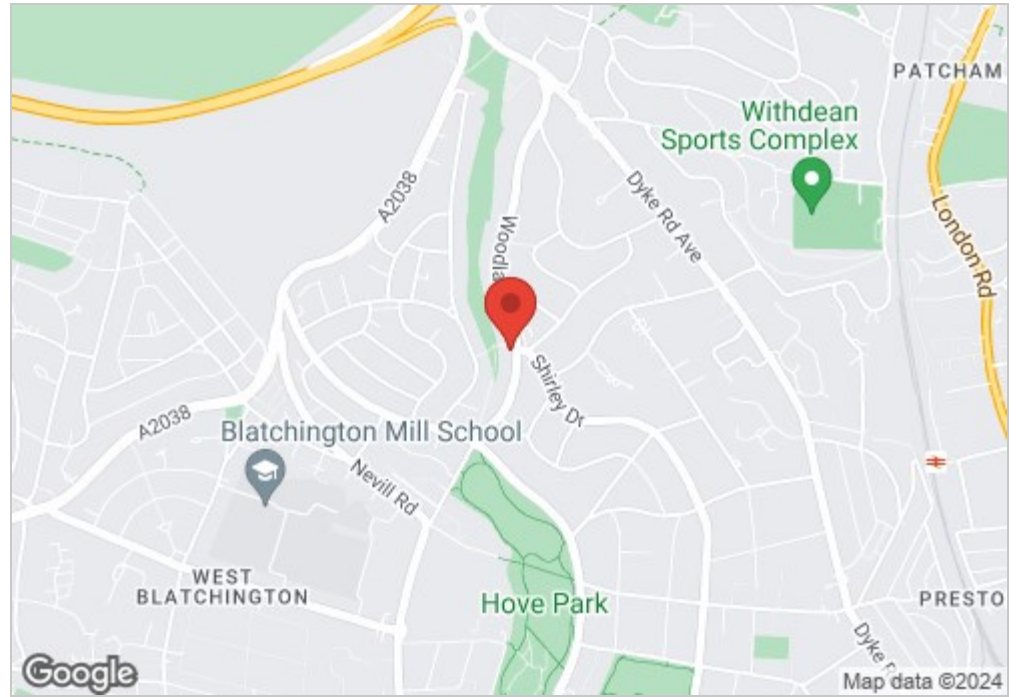
52 Woodland Drive
Hove, BN3 6DJ



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Guide price £1,250,000

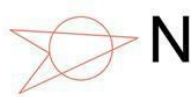
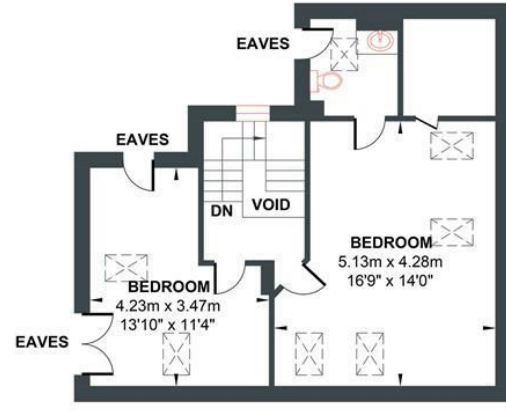
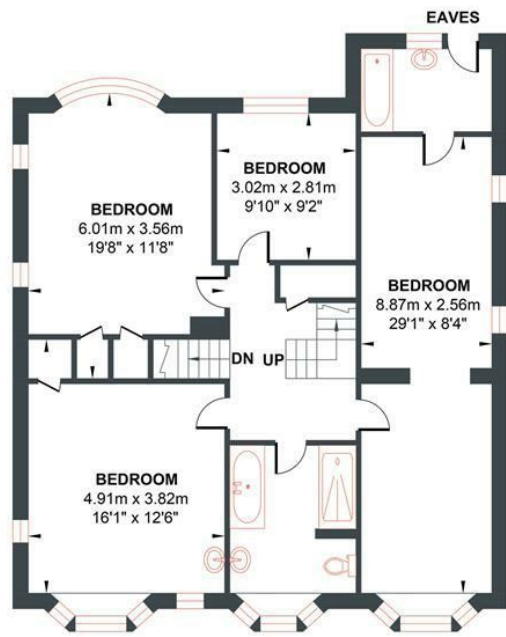
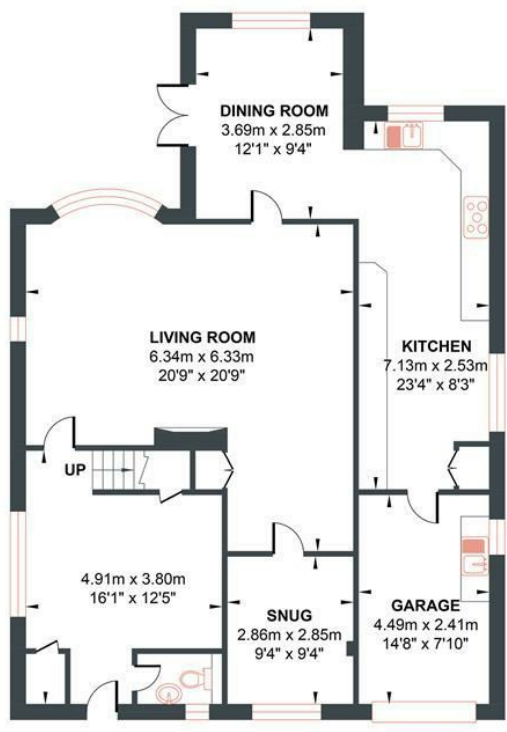


- 6 Bedrooms & 3 Bathrooms
- Wonderful Spacious Entrance Hall
- Modern Kitchen
- Arranged Over Three Floors Spanning Over 2,500 Square Feet
- Large Frontage providing Ample Off Street Parking
- Guide Price £1,250,000-£1,325,000
- Good Size Living Room
- Formal Dining Room
- Large West Facing Garden
- Chain Free

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		80
(69-80) C		
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

WOODLAND DRIVE

Approximate Gross Internal Area = 232.79 sq m / 2505.73 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



GROUND FLOOR
Approximate Floor Area
1080.05 sq ft
(100.34 sq m)

FIRST FLOOR
Approximate Floor Area
936.99 sq ft
(87.05 sq m)

SECOND FLOOR
Approximate Floor Area
488.68 sq ft
(45.40 sq m)

