





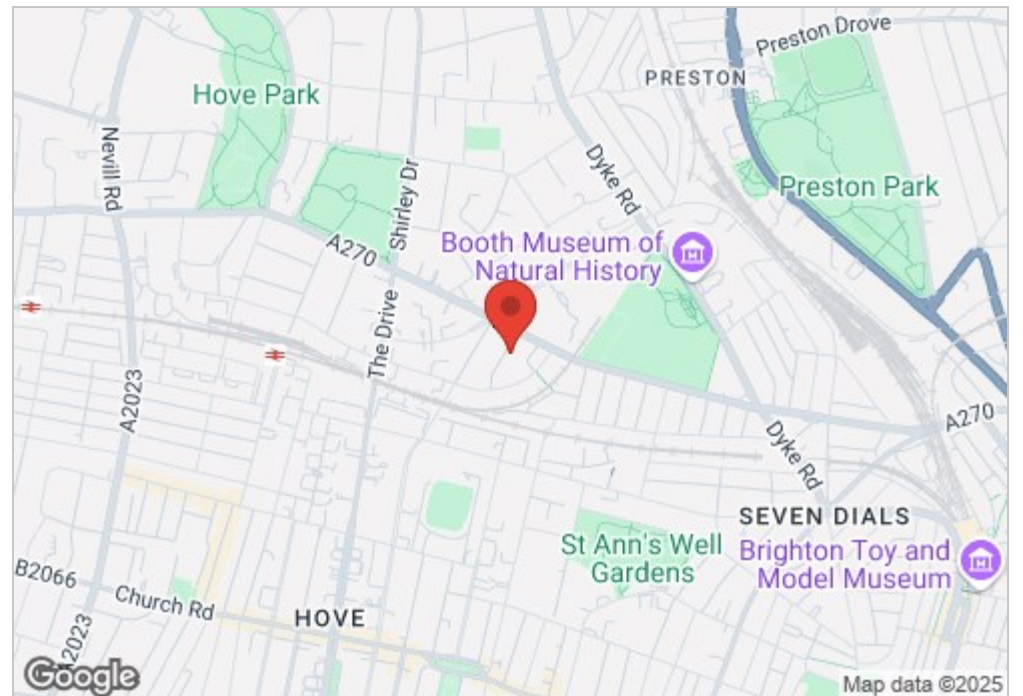
Hove, BN3 6FP

**Guide price £950,000**

Bigwood Avenue sits in the popular Wilbury district of Hove and is a prime central location close to Hove mainline station, the Seven Dials shopping thoroughfare and within 0.8 miles distance of Hove City centre. This substantial 4 bedroom Edwardian house provides lovely light and spacious living accommodation arranged over three floors making this a comfortable family home, which has been well loved for many years by the present owners.

Features include a large open plan kitchen/dining/family room at the rear of the property, which enjoys lovely views over the gardens, together with a lovely separate living room at the front with feature working fireplace.

There are three double bedrooms on the first floor, together with an impressive large second floor master suite, which enjoys fine elevated views over the surrounding area. Worthy of particular mention is the pretty, well stocked and established private rear garden. An early viewing is very highly recommended by the owners Sole Agents.




- Substantial Edwardian House
- Close to Hove Station and Seven Dials
- Separate Living Room
- Impressive Second Floor Master Suite
- Highly Regarded Wilbury District
- Large Open Plan Kitchen/Family Room
- Three Floors of Living Space
- Must be Viewed

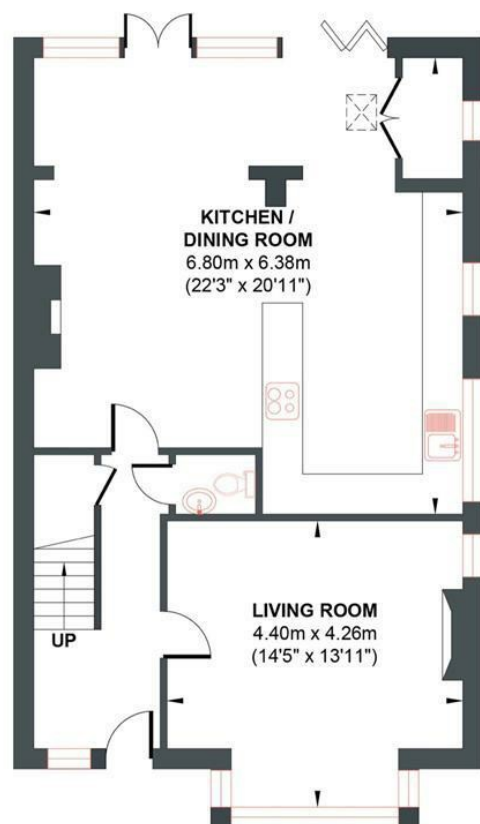
Energy Efficiency Rating		Current	Potential
<b>Very energy efficient - lower running costs</b> (92 plus) <b>A</b> (81-91) <b>B</b> (69-80) <b>C</b> (55-68) <b>D</b> (39-54) <b>E</b> (21-38) <b>F</b> (1-20) <b>G</b>		63	74
<b>Not energy efficient - higher running costs</b>			

**England & Wales**

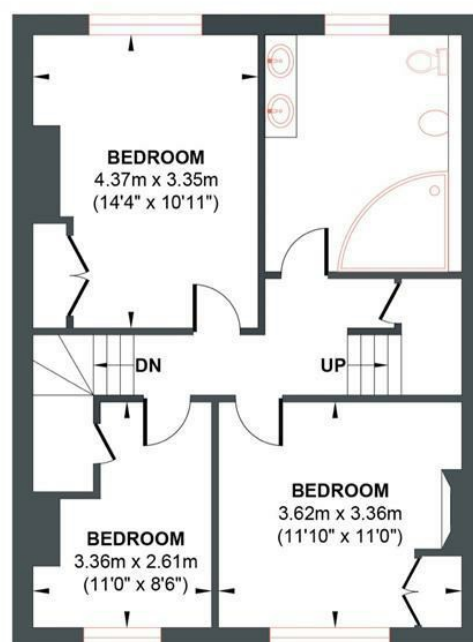
EU Directive  
2002/91/EC



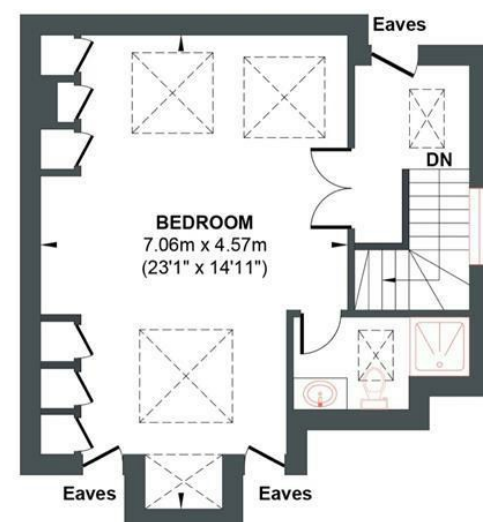
Approx. Gross Internal Floor Area 161.88 sq m / 1742.44 sq ft  
Illustration for identification purposed only, measurements are approximate, not to scale.



GROUND FLOOR



FIRST FLOOR



## SECOND FLOOR

**Approximate Floor Area**  
730.00 sq ft  
(67.82 sq m)

**Approximate Floor Area**  
606.43 sq ft  
(56.34 sq m)

**Approximate Floor Area**  
406.01 sq ft  
(37.72 sq m)

All measurements are approximate

