

42 Goldstone Crescent

Hove, BN3 6BA

Guide price £875,000

Guide Price £875,000 to £900,000.....This stunning five-bedroom, two-bathroom semi-detached home offers a perfect blend of space, style, and versatility, just 350 yards from the expansive greenery of Hove Park. Boasting 1,752 sq. ft. of living space, a private driveway, and a sun-drenched lawned garden, this property also benefits from a self-contained annexe, ideal for multi-generational living or rental income.

Stepping through the entrance porch, you are welcomed into a spacious inner hallway with ample storage. The front living room is bright and inviting, featuring a charming bay window and a cozy wood burner, creating a warm and welcoming atmosphere. This flows seamlessly into a formal dining room, perfect for hosting family gatherings, which in turn leads to a bright sunroom offering a peaceful space to enjoy views of the sunny rear garden. The sleek, modern kitchen is fitted with high-gloss units, contemporary worktops, and integrated appliances, complete with a serving hatch to the dining room and a garden-facing window, ensuring a light and airy feel. A further southerly-facing reception room provides a versatile additional living space, ideal as a snug or playroom, with double doors opening onto the garden, allowing natural light to flood in.

One of the standout features of this property is the self-contained annexe, accessible from the main hall as well as via its own private entrance. This fantastic space includes a front-facing double bedroom, an additional bedroom or reception room with a kitchenette, and a newly fitted bathroom. Whether used as a rental unit, guest suite, or home office, this flexible space offers excellent potential.

Upstairs, the front-facing bedroom is generously sized, featuring original stripped wood flooring, a bay window, and built-in storage. The principal bedroom at the rear benefits from fitted wardrobes and has direct access to a private terrace, offering a tranquil retreat with lovely views over the garden. A further spacious double bedroom completes the first floor, making this home ideal for a growing family.

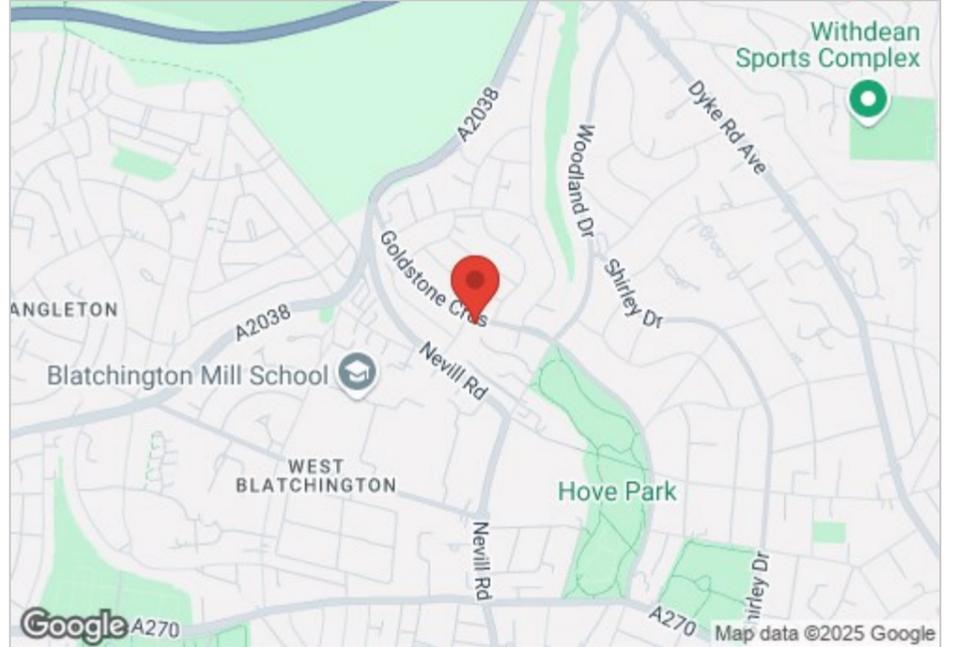
The southerly-facing rear garden is a true sun trap, with a large paved area perfect for al fresco dining, leading to an expansive lawn that provides a fantastic space for children to play or for relaxing and entertaining. Mature side borders add a touch of greenery and privacy, making it a wonderful outdoor sanctuary.

Situated in one of Hove's most desirable locations, this home is just moments from Hove Park, which offers extensive recreational facilities, and is directly opposite Three Cornered Copse, an ideal spot for dog walkers with access to the South Downs. Hove Station, Waitrose, and local shops are all within walking distance, while Hove's vibrant seafront and renowned restaurants are just a five-minute drive away. The property is also well positioned for excellent primary and secondary schools, making it a superb choice for families.

This stylish and versatile home, with its exceptional location, spacious interiors, and income potential, is a rare find in the Hove property market. Viewing is highly recommended to fully appreciate everything it has to offer.

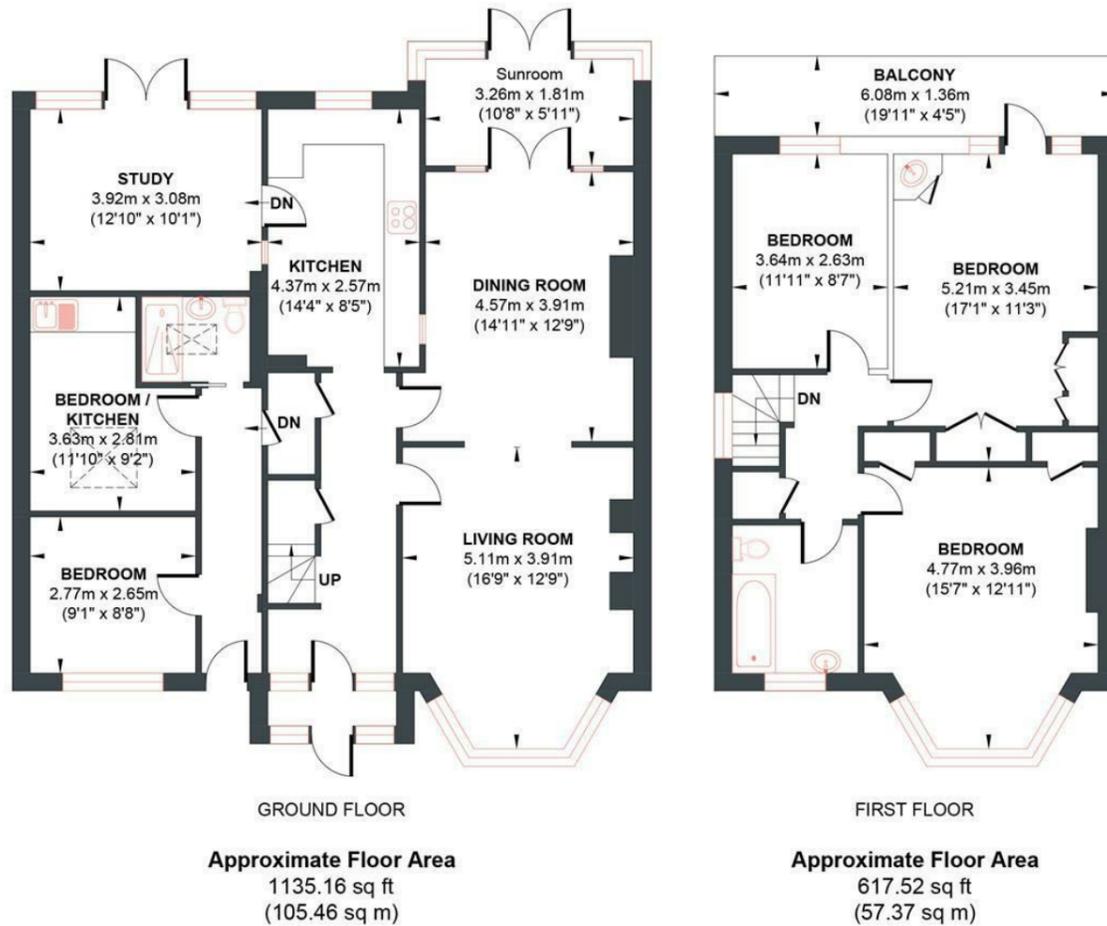
- Wonderful Family Home
- Separate Annexe
- Modern Fitted Kitchen
- Private Driveway
- Two Bathrooms
- Short Walk To Hove Park
- Four Reception Rooms
- Southerly Facing Garden
- 1,752 Square Feet
- Potential For A Loft Conversion

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	71	82
England & Wales	EU Directive 2002/91/EC	



GOLDSTONE CRESCENT

Approx. Gross Internal Floor Area 162.83 sq m / 1752.68 sq ft
Illustration for identification purposed only, measurements are approximate, not to scale.



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