

# The Drive

## Hove

**LEXTONS** / SALES  
LETTINGS  
AUCTIONS  
COMMERCIAL



## About the property

This stunning and rarely available three-bedroom ground floor flat with a large garden offers a unique opportunity to own a spacious and beautifully presented home, in one of Hove's most prestigious addresses. Set in an enviable location, this property is perfect for those seeking a harmonious blend of indoor and outdoor living.

The grandeur and elegance of this remarkable property's living room, with expansive space and breathtaking details create a truly awe-inspiring setting. This large lounge boasts soaring high ceilings, a stunning feature fireplace and offering a remarkable sense of airiness and light, with retained period detailing adding to the charm. Leading through to a dining area and contemporary kitchen opening out to the wonderful rear garden.

The principal bedroom is generously proportioned and a tranquil retreat, complete with large windows, and ample closet space in the dressing room. The remaining two bedrooms are uniquely presented by a mezzanine providing versatile accommodation for guests, children, or serving as a home office or study. The modern and spacious bathroom is the final feature of this fabulous property.

One of the highlights of this garden apartment, is its private outdoor space. Step outside through the living area and discover a beautiful, secluded garden offering an oasis of serenity within the bustling city. The garden provides an excellent area for al fresco dining, gardening enthusiasts, or simply enjoying the fresh air and sunshine.

Further enhancing the appeal of this property is its convenient location. The Drive is a highly desirable address in Hove, known for its leafy street and proximity to a wealth of amenities. A short stroll will lead you to a diverse range of shops, cafes, and restaurants, ensuring you have everything you need within easy reach. The beach is also just a leisurely walk away, offering the opportunity to enjoy coastal walks or relax by the seaside.

## The Drive Hove



3

BEDROOM

1

RECEPTION

1

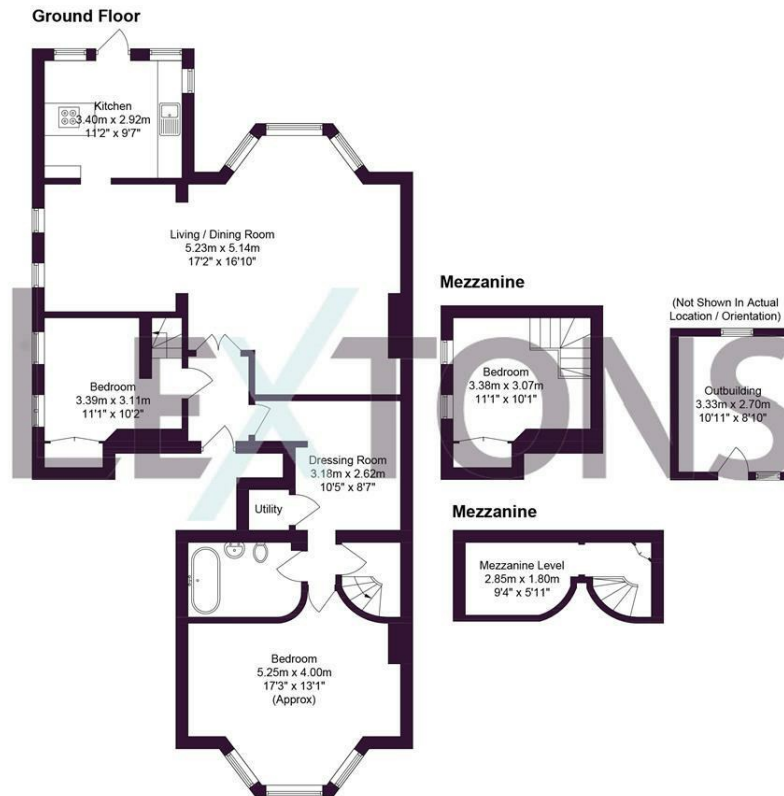
BATHROOM







SCAN HERE TO OFFER ON THIS PROPERTY



Approximate Gross Internal Area = 106.1 sq m / 1142 sq ft  
 Mezzanine = 18.2 sq m / 196 sq ft  
 Office = 9.0 sq m / 97 sq ft  
 Total = 133.3 sq m / 1435 sq ft



Whilst every care has been taken to ensure accuracy, dimensions are approximate and for illustrative purposes only.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(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>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 