



WEATHERILL
Property Group
Your Property Matters

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62 Applesham Avenue Hove BN3 8JJ

We are pleased to present this VERY LARGE, EXTENDED semi-detached family home with benefits including a LARGER THAN AVERAGE GARAGE, A SIZEABLE WEST FACING REAR GARDEN and fantastic room sizes. Being located close to schools, shops and green spaces within Hove's ever popular Hangleton area.



Offers Over £575,000 Freehold

All of our properties are available to view online at www.weatherillpropertygroup.co.uk



Viewing

Call us on 01273 322766 or email us: sales@wpgsussex.co.uk

Agents Notes

Arranged over three floors, the accommodation within briefly comprises: 5 BEDROOMS, 2 BATHROOMS, A WC ON EVERY FLOOR, A SPACIOUS RECEPTION HALLWAY, A GOOD SIZED LIVING ROOM AND AN EXTENDED SEMI OPEN PLAN FAMILY SIZED KITCHEN/DINING ARRANGEMENT.

In terms of outside space, there is a front garden, shared driveway which in turn leads to a gated larger than average garage. There is a GOOD SIZED WEST FACING REAR GARDEN accessed via the living space. The property is offered for sale in excellent decorative order and benefits greatly from its location, being within walking distance of comprehensive shopping facilities and the new Flour Pot Bakery. There are good schools within the area and bus services giving direct access to Brighton and Hove City centres.

- A VERY GENEROUS, EXTENDED, VERSATILE FAMILY HOME
- 3 FLOORS OF VERY WELL PRESENTED ACCOMMODATION
- 5 BEDROOMS & 2 BATHROOMS
- A FANTASTIC WEST FACING REAR GARDEN

EPC

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



Floor plans

GROUND FLOOR

Approximate Gross Internal Area
45.51 sq m / 489.86 sq ft

FIRST FLOOR

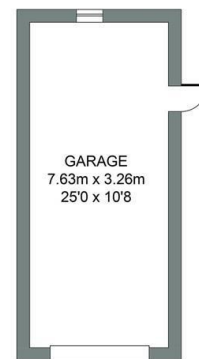
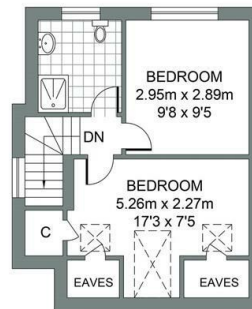
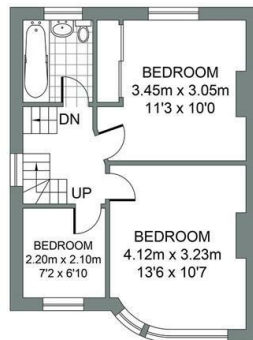
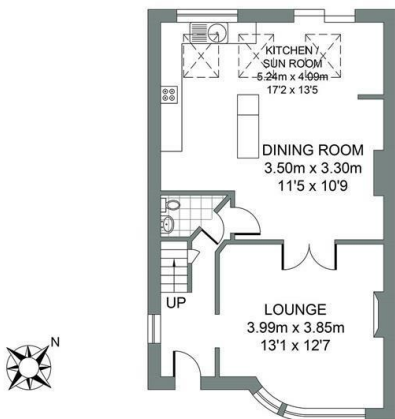
Approximate Gross Internal Area
36.07 sq m / 388.25 sq ft

SECOND FLOOR

Approximate Gross Internal Area
32.57 sq m / 350.58 sq ft

GARAGE

Approximate Gross Internal Area
24.87 sq m / 267.69 sq ft



APPLESHAM AVENUE

Total Area : 139.02m² = 1496.39ft²

Illustration for identification purposes only, measurements are approximate, not to scale.
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