



ESTATE AGENTS & VALUERS

61 Boundary Road  
Hove  
Sussex  
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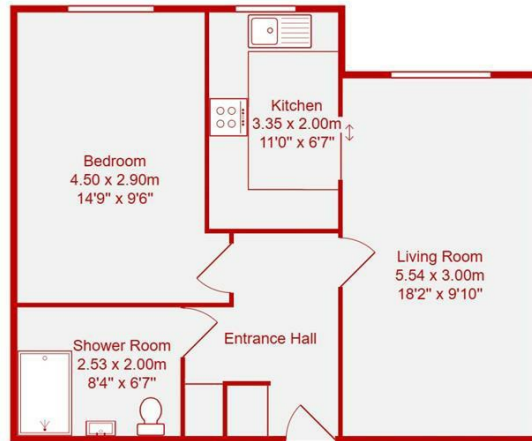
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- Immaculate Over 60's Retirement Apartment In Hove
- Communal Lounge
- Fantastic Community
- Communal Garden
- Communal Gatherings & Entertainment
- Spacious One Bedroom Apartment
- 1.5 Hours Of Housekeeping Per Week
- 900 + Years Lease Remaining
- Daily Tea and Coffee
- No Chain

## Kingsway, Hove

Price: £325,000 Leasehold



**Total Area: 50.0 m<sup>2</sup> ... 538 ft<sup>2</sup>**

All measurements are approximate and for display purposes only.

Welcome to Saxon Court in Hove, where this delightful one-bedroom retirement apartment offers the perfect blend of comfort, convenience, and community. Spacious and presented in fantastic condition, the property is designed to support a relaxed and independent lifestyle.

The service charge includes the reassurance of a 24/7 on-site warden and a maintenance person available Monday through Friday. Social opportunities abound, with complimentary morning tea and coffee at 11 a.m. and afternoon tea at 4 p.m., Monday through Friday. Residents also benefit from 1.5 hours of weekly housekeeping services, which can be tailored to include cleaning, laundry, and other helpful tasks.

The communal lounge and beautifully maintained garden are vibrant hubs of activity, regularly hosting gatherings, evening entertainment, and special events throughout the year, fostering a lively and inclusive atmosphere.

For added convenience, a guest room is available on the same floor as the apartment for visiting friends and family. Additional services include a weekly hairdresser visit and mobility scooter storage, both available at an extra cost.

This exceptional apartment offers a wonderful opportunity to enjoy independent living in a supportive and engaging community.

Lease – 900+ years

Service Charge - £862 per month.

| Energy Efficiency Rating                    |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (92 plus) A                                 |  |                         |           |
| (81-91) B                                   |  | 79                      | 81        |
| (69-80) C                                   |  |                         |           |
| (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 |           |

