



Old Shoreham Road, Hove

Guide Price
£525,000
Freehold

- THREE BEDROOM SEMI DETACHED HOUSE
- OFF STREET PARKING + GARAGE
- SOUTH FACING REAR GARDEN
- POTENTIAL TO EXTEND STNP
- SEPARATE UTILITY ROOM

GUIDE PRICE: £525,000 - £550,000

Robert Luff & Co are delighted to bring to market this spacious, semi detached, three bedroom family home . Located in Old Shoreham Road this home benefits from being in close proximity to local amenities, highly rated Schools including Hove Park and Blatchington Mill, Hove mainline station, bus services and easy access to the A23/A27.

Accommodation offers; Living room, open planned kitchen / dining room, separate utility room with WC, three double bedrooms and a family bathroom. Other benefits include, potential to extend STNP, sizeable South facing rear garden, off street parking + garage.

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Garage

Agents Notes

Council Tax Band: D

EPC Rating: D

Accommodation

Driveway

Entrance Hall

Living Room 13'6" x 13'1" (4.12 x 4.01)

Open fire place, wall mounted radiator, bay window with double glazed UPVC windows, picture rail, cornicing

Kitchen / Dining Room 19'6" x 12'11" (5.95 x 3.95)

Kitchen area; mixture of wall and base units set under wooden worktops, breakfast bar, oven with gas hob with extractor overhead, door leading to utility room

Dining Area; wall mounted radiator, open fire place, double glazed UPVC windows and doors leading to rear garden

Utility Room

Space for washing machine & dryer, WC and handbasin

Stairs Leading To First Floor

Bedroom One 13'4" x 11'11" (4.07 x 3.64)

Original floor boards, wall mounted radiator, double glazed UPVC window, built in storage, picture rail,

Bedroom Two 14'6" x 10'8" (4.42 x 3.26)

Original floorboards, wall mounted radiator, bay window with double glazed UPVC window, picture rail

Bedroom Three 9'0" x 8'5" (2.75 x 2.59)

Original floorboards, wall mounted radiator, double glazed UPVC windows

Family Bathroom

Bath with overhead shower, WC, vanity sink unit, double glazed UPVC window,

Rear Garden

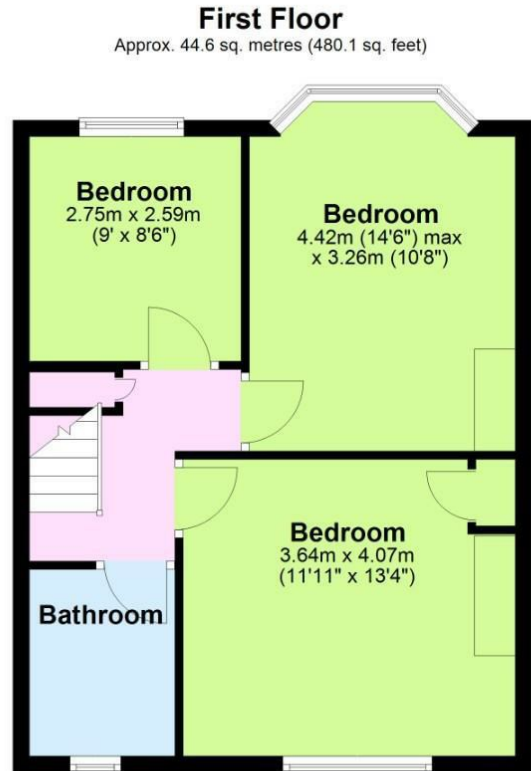
Sizeable South Facing



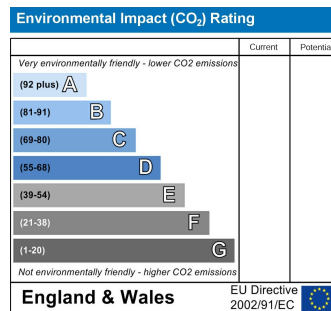
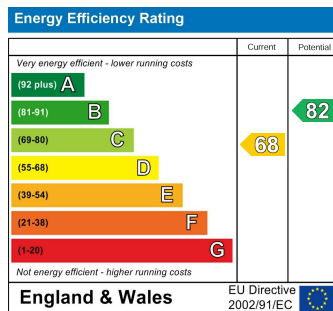
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Total area: approx. 94.1 sq. metres (1012.8 sq. feet)



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