



Stapley Road, Hove



Guide Price
£200,000
Leasehold

- A WELL PRESENTED ONE BEDROOM APARTMENT
- PERFECT FIRST TIME BUY/INVESTMENT
- CLOSE PROXIMITY TO PORTSLADE TRAIN STATION
- HIGHLY SOUGHT AFTER LOCATION
- CLOSE TO LOCAL AMENITIES
- FIRST COME FIRST SERVE PARKING

GUIDE PRICE £200,000 - £225,000

Robert Luff & Co are delighted to offer to market this well presented one bedroom apartment situated in the ever popular Hangleton area. Stapley Road benefits from being in close proximity to Portslade station, local amenities and highly rated Schools including Hove Park and Blatchington Mill.

Accommodation offers; Living/Dining room, separate kitchen, family bathroom and large double bedrooms. Other benefits include; 99 year lease, storage and first come first serve parking.

T: 01273 921133 E:
www.robertluff.co.uk

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Accommodation

Entrance Hall

Kitchen 8'8" x 6'11" (2.65 x 2.12)

Lounge/Diner 14'1" x 10'4" (4.30 x 3.15)

Bedroom 14'1" x 8'10" (4.30 x 2.70)

Bathroom

Storage

Tenure: Leasehold Approx 99 Lease remaining

Maintenance Fee: £872.14 Per Annum

Ground Rent: £10

EPC Rating: TBC

Council Tax Band: A

28 Blatchington Road, Hove, East Sussex, BN3 3YN

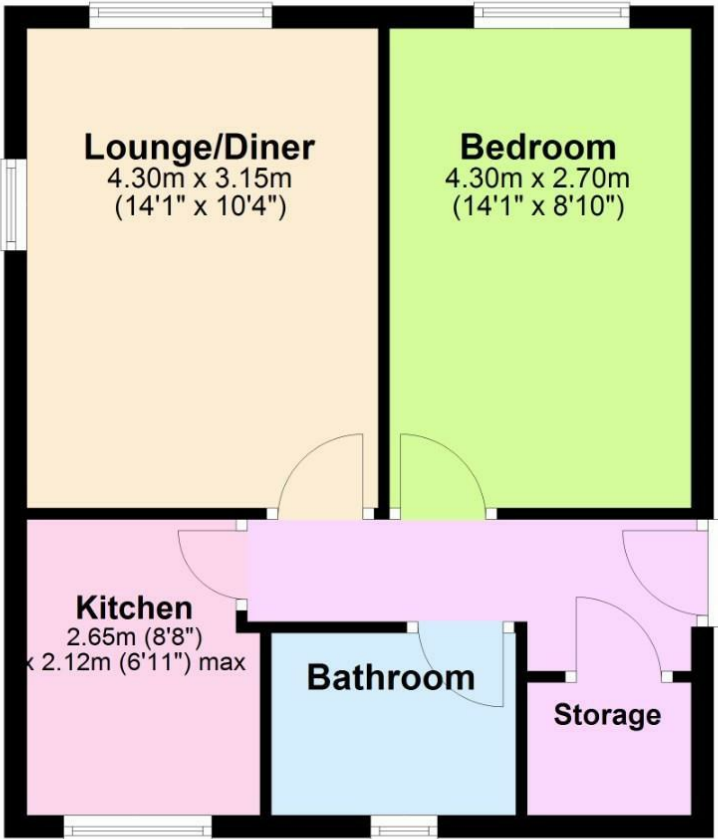
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Floor Plan

Approx. 42.0 sq. metres (451.7 sq. feet)



Total area: approx. 42.0 sq. metres (451.7 sq. feet)

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO2 emissions	
(92 plus) A				(92 plus) A	
(81-91) B				(81-91) B	
(69-80) C				(69-80) C	
(55-68) D				(55-68) D	
(39-54) E				(39-54) E	
(21-38) F				(21-38) F	
(1-20) G				(1-20) G	
Not energy efficient - higher running costs				Not environmentally friendly - higher CO2 emissions	
England & Wales		EU Directive 2002/91/EC		England & Wales	

The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.