



1 The Upper Drive
Hove, BN3 6GR

Offers in excess of £2,250,000

An exceptional opportunity to acquire this rare and truly unique four-bedroom detached family home, combining the charm of a countryside-style residence with idyllic grounds, all within a sought-after central Hove location.

The approach to the house reveals an exceptional vista, making it hard to believe such a property exists in the heart of central Hove. Nestled back from the road and surrounded by lush greenery, it evokes the feel of rural Sussex, with sweeping grand steps leading elegantly up to the house.

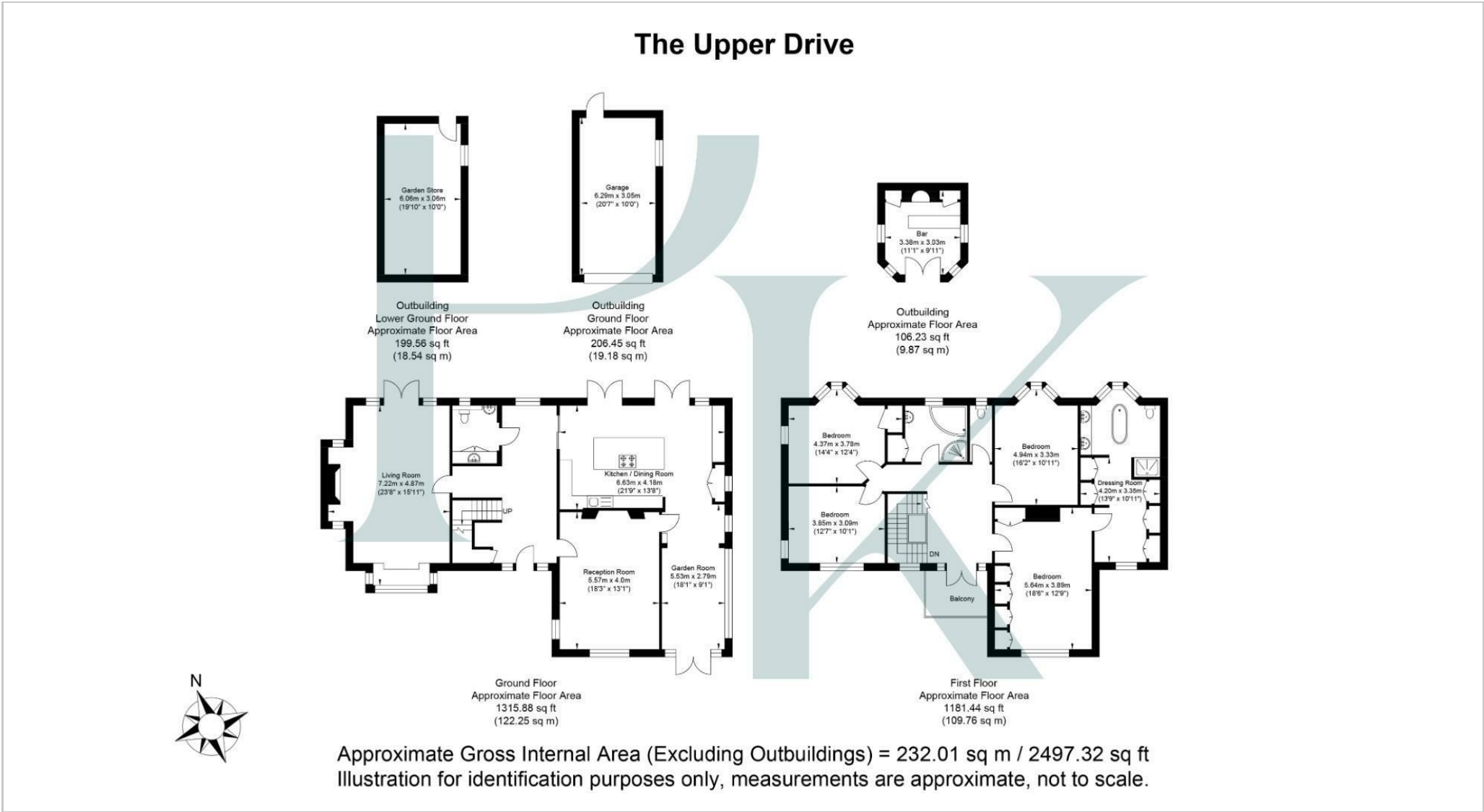
Serving the ground floor, a spacious living room boasts a striking brick fireplace, timber beams, and French doors opening to the garden, making it the perfect family hub. The additional reception room offers flexibility for use as a formal dining area, study, or second lounge.

Upstairs, the first floor provides four generously proportioned bedrooms. The principal suite is a true retreat, complete with a walk-through dressing room and a luxurious en-suite bathroom. The remaining three bedrooms are well-sized and served by a family bathroom.

The property also benefits from multiple outbuildings, including a garage, garden store, and even a detached bar, ideal for entertaining. Surrounded by lush greenery and established planting, the rear garden offers a wonderful sense of seclusion. A large heated swimming pool forms a striking centrepiece, while generous terraces provide the perfect setting for outdoor dining and summer gatherings.

There is also tremendous future development potential. Given the expansive plot the property sits on, similar properties in the road have been subject to major redevelopment.

In terms of location, this property benefits from close proximity to a wide range of local amenities, well-regarded schools, and excellent transport connections. Hove Station is just around the corner providing direct links to London & Gatwick whilst the nearby Church Road offers a plethora of cafes, restaurants, bars and other independent stores.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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	72

Environmental Impact (CO₂) Rating

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

Pearson
Keehan