



hamlyn
smith.

Medina Villas, Hove, BN3 2RP

£400,000

hamlyn smith.

 2 Bedrooms

 1 Reception

 1 Bathroom

Live moments from the beach in this elegant first-floor apartment, which is bathed in seaside light from the west-facing windows. A spacious two-bedroom flat, refurbished to a high standard, ready and waiting for its lucky new owner.

- Newly Refurbished Apartment
- 2 Double Bedrooms
- Seaviews
- Located Off Hove Seafront
- Long Lease
- No Onward Chain





hamlyn smith.

📍 50 Goldstone Villas, Hove, BN3 3RS

☎ 01273 762222

✉ hello@hamlynsmith.co.uk

Hamlyn Smith are delighted to be marketing this two-bedroom apartment on the first floor of an imposing Victorian building on Medina Villas in the heart of Hove. The location can't be beaten. As you come out of the property onto the street you can see the sea to your left; at the other end of Medina Villas is Church Road, Hove's lively hub, where you will be completely spoilt for choice when looking for cafés, restaurants, independent shops or even supermarkets, as there is a large Tesco's just around the corner.

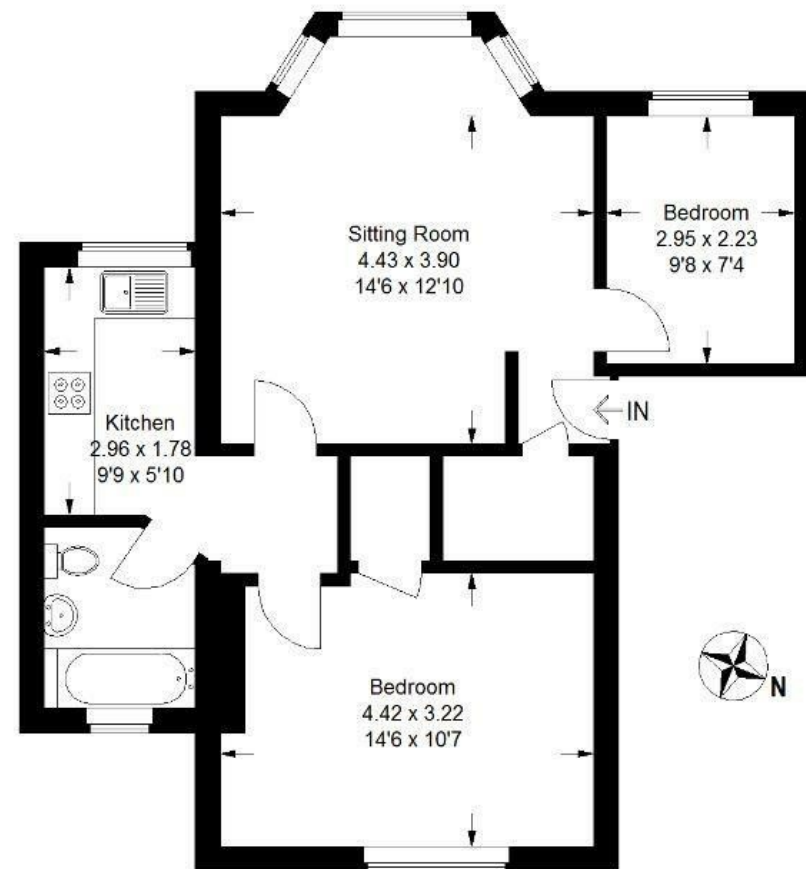
As you enter the flat you pass through a small lobby straight into the glorious living room which has a large west-facing bay window, high ceilings and a fireplace with wrought iron surround. The original floorboards have been exposed and sanded and the room is freshly decorated in white. To the rear of the room, there is an area that perfectly fits a dining table. From here you can move through to the adjacent kitchen, which is newly fitted with white hi-gloss units. There is a built-in electric oven and hob and matt black sink with a single lever, swan neck, and spray tap. The floor has been laid with decorative Victorian-style ceramic tiles. The cupboard housing the Ideal combi-boiler is also in the kitchen. The boiler has been recently installed and has a 10-year warranty on it.

The primary bedroom is a spacious room at the back of the apartment, it has a new carpets and a large sash window. There is a large built-in storage cupboard. The second double bedroom is also newly carpeted and has a large west-facing window. The contemporary bathroom is also fairly new and is decorated with white metro wall tiles and the same ceramic floor tiles as the kitchen, giving a lovely continuity of style. The bath has matt black taps with a matching matt black shower fitting over, with both a fixed and a hand-held shower head. The shower screen is in a Critall style and the towel rail is also matt black. The wash hand basin is set in a vanity unit with useful storage. The apartment has gas central heating and there is further useful storage in a cupboard off the entrance lobby.

In just over 10 minutes you can walk to Hove station where there are fast rail services to London Victoria and further services along the South Coast. Buses on Church road will take you directly into Churchill square in no time at all. The King Alfred Leisure Centre is also moments away. Pick up an ice cream to enjoy on the beach, from the popular Marocco's restaurant and ice cream parlour, or wander down to Rockwater for a sundowner on the terrace.

Medina Villas, Hove BN3 2Rp

Approximate Gross Internal Area = 59.3 sq m / 638 sq ft



First Floor