



9 Valverde House Eaton Gardens, Hove, BN3 3TU

£1,650 Per month

A well-proportioned three-bedroom first floor flat, ideally located in the heart of Hove. The property features a bright living/dining room, fitted kitchen, three bedrooms, bathroom and separate WC. There is also an option of a private garage available by separate negotiation.

Valverde House is a popular purpose-built block, just moments from Hove Station, local shops, cafés and the seafront.

Communal Entrance

Secure entry system, well-kept communal hallways, passenger lift and stairs leading to the first floor.

Entrance Hall

20'7 in length (6.27m in length)

Spacious hallway with entry phone system, night storage heater, airing cupboard housing water tank and additional storage.

Living Room

18' x 13'2 (5.49m x 4.01m)

A bright and airy double aspect room with south and west facing windows, allowing plenty of natural light throughout the day. Features include electric wall heaters, TV aerial and telephone points, and ample space for both living and dining furniture.

Kitchen

12 x 5'9 (3.66m x 1.75m)

Fitted with a range of wall and base units, stainless steel single bowl sink with mixer tap, four-ring electric hob with built-in oven and extractor hood above, washing machine and fridge/freezer. Larder cupboard and additional storage. South facing double glazed window.

Bedroom One

13'6 x 10'5 (4.11m x 3.18m)

A bright double bedroom with a south facing double glazed window, electric heater, telephone point and ample power points.

Bedroom Two

9'3 x 9 (2.82m x 2.74m)

A further good sized bedroom with Easterly aspect, double glazed window and power points.

Bedroom Three/Study

8'6 x 8'3 (2.59m x 2.51m)

Versatile room ideal as a home office or guest bedroom. Easterly aspect, double glazed window, electric heater and power points.

Bathroom

Modern white suite comprising panelled bath with mixer tap and shower attachment, vanity unit with inset wash hand basin and mirror above, majority tiled walls, heated towel rail.

Separate WC

Low level WC, wash hand basin, tiled splashback.

Garage

Single garage with up-and-over door, available under separate negotiation.

Other Information

Unfurnished

Available date: 05.12.2025

Council Tax: Tax band C

Local Authority: Brighton and Hove Council

Parking: Permit Zone N

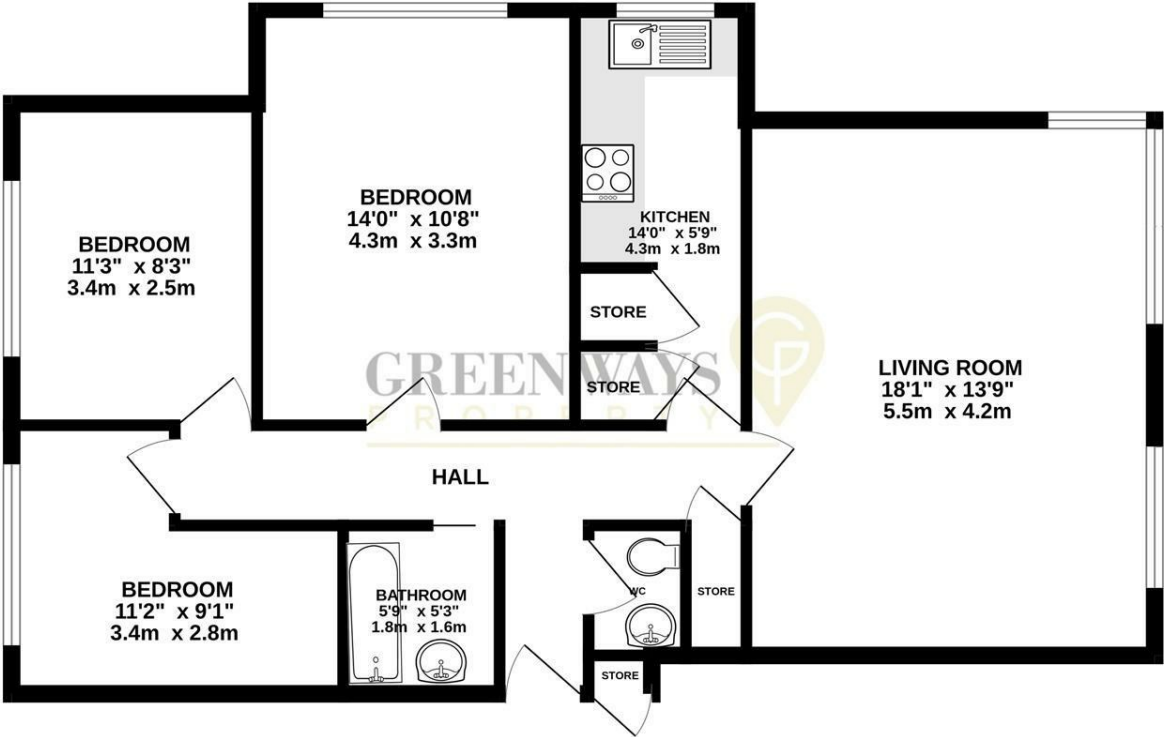
Holding deposit: £380.76

Dilapidations Deposit: £1,903.84

Tenancy length: 12 Months

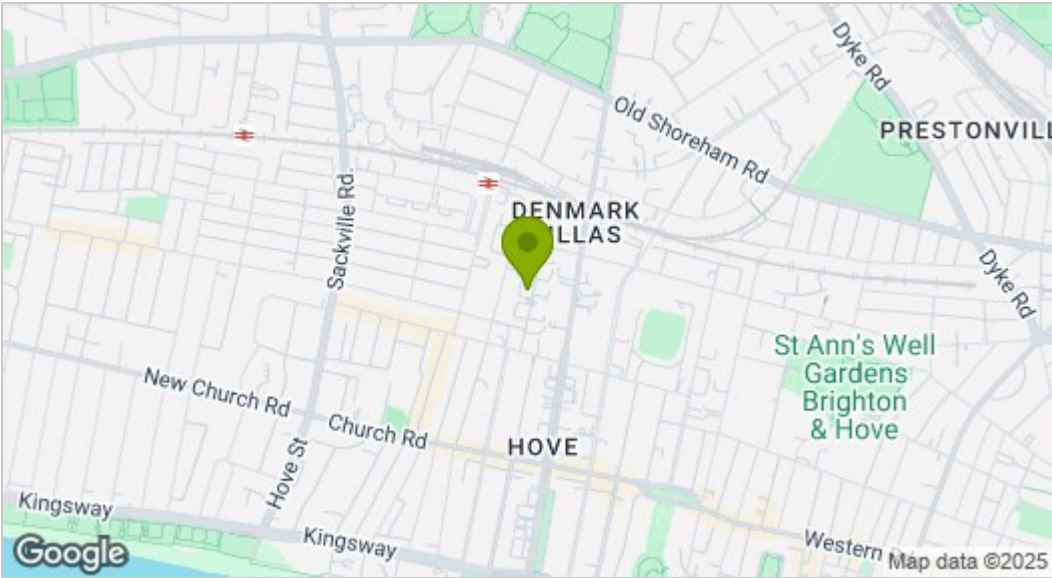
Floor Plan

FIRST FLOOR
883 sq.ft. (82.0 sq.m.) approx.

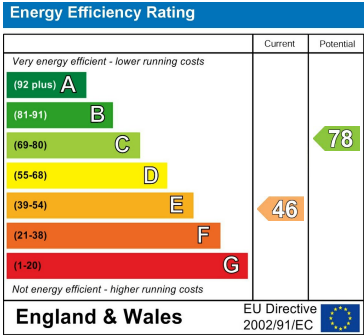


TOTAL FLOOR AREA : 883 sq.ft. (82.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Graph



PLEASE NOTE:
Although every care has been taken in the production of these sales particulars prospective purchasers should note:
1. All measurements are approximate - floor plans included - no responsibility is taken for errors, omissions, or misstatements. The plan is for illustrative purposes only and should be used as such by a prospective purchaser.
2. Services to the property, appliances, fixtures and fittings included in the sale are believed to be in working order (though they have not been checked).
3. Prospective purchasers are advised to arrange their own tests and/or surveys before proceeding with a purchase.
4. The agents have not checked the deeds to verify the boundaries. Intending purchasers should satisfy themselves via their solicitors as to the actual boundaries of the property. None of the descriptions whatsoever forms any part of the contract for this property and is not guaranteed in any way whatsoever to be correct. It cannot be assumed by omission that any planning permissions or building regulations have been obtained for this property. Also, any planning permissions/building regulations claimed to be correct are also not guaranteed.

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