



## Artisan Apartments Davigdor Road, Hove BN3 1HS

*\*SHARED OWNERSHIP\* An attractive ground floor apartment in a very convenient location within a modern purpose built block, walking distance to Seven Dials shopping area and close to St Annes Well gardens recreational area.*

**welcome to**

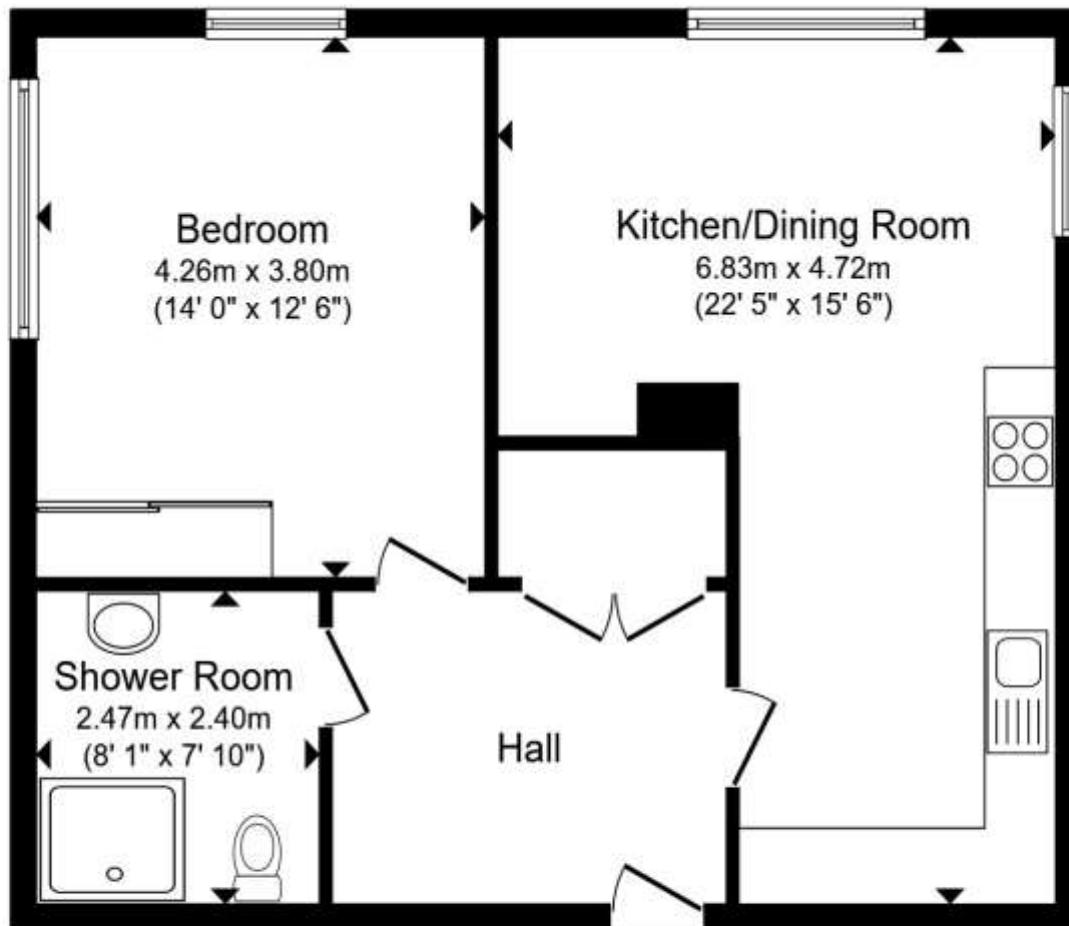
## **Artisan Apartments Davigdor Road, Hove**

\*SHARED OWNERSHIP\* A modern and spacious ground floor apartment in an attractive modern block in a popular location close to Seven Dials area of Brighton. The accommodation comprises of entrance hallway with loads of built in storage, open plan living room with modern kitchen area, with composite work surfaces and a range of built in appliances. There is a luxurious fully tiled wet room with modern suite. The building has the added benefit of a communal rooftop terrace with panoramic views over Brighton and Hove. Artisan is a modern purpose built apartment block in a convenient location close to popular seven dials and fairly equal distance between Brighton and Hove stations. There are a wide range of shops, bars, restaurants and coffee shops a short walk away.



**AGENTS NOTES:**

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you as to time-frames for registration.



Total floor area 58.9 m<sup>2</sup> (634 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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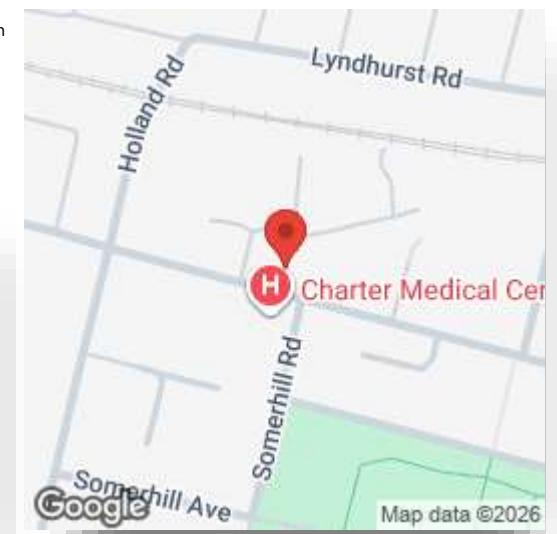
- Shared ownership
- Spacious ground floor apartment
- Popular modern block
- Close to Seven Dials
- Open plan living room
- Kitchen area with a range of modern units and built in appliances
- Luxury fully tiled shower room
- Communal roof terrace

Tenure: Leasehold EPC Rating: C Council Tax Band: C Service Charge: £1,352.40 Ground Rent: tbc

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

shared ownership

**£136,000**



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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Property Ref:

BHF114444 - 0002



**01273 777000**



[westernrd@fox-and-sons.co.uk](mailto:westernrd@fox-and-sons.co.uk)



117-118 Western Road, BRIGHTON, East Sussex, BN1 2AD



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