



St. Aubyns, Hove BN3 2TH

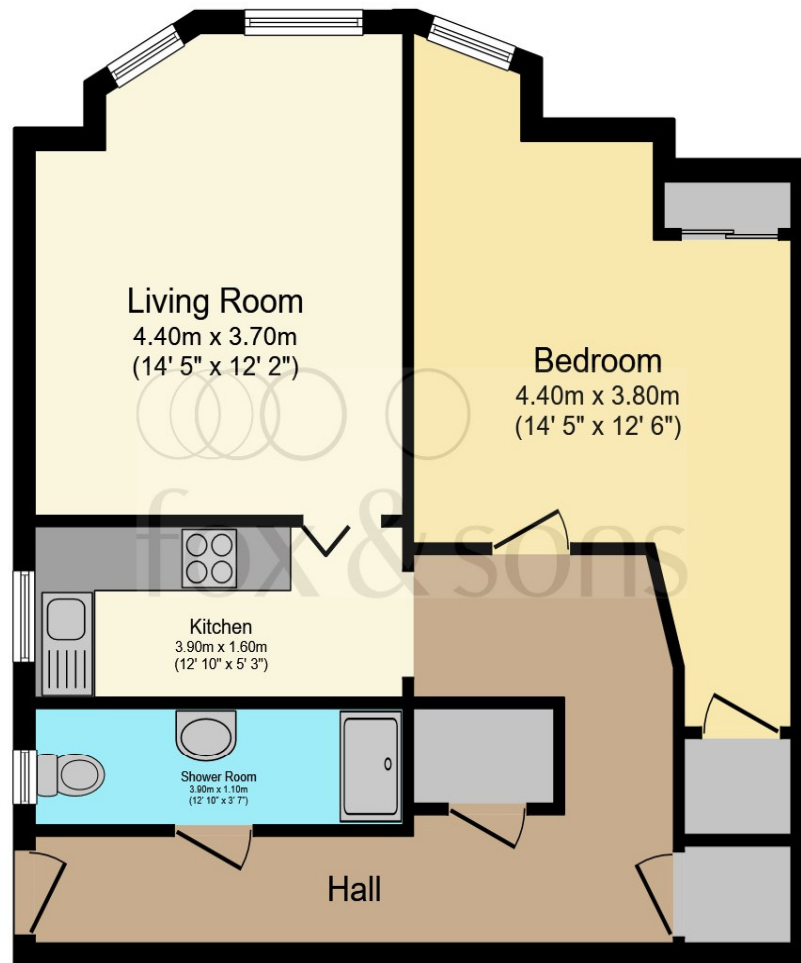
A one-bedroom apartment located in the heart of Hove which is just a short walk from Hove station benefiting from direct links to London.

welcome to

St. Aubyns, Hove

The property has easy access to all major bus lines with direct access into Brighton City Centre. Hove lawns and seafront are a couple of roads away and an abundance of restaurants and bars all within walking distance! The Apartment comprises a long hallway with lots of storage space, large master bedroom with bay window and built in wardrobes, the modern fitted galley kitchen has gas hob/oven with ample storage space. The living room is a good size with large bay window and plenty of space for dining. The property is being sold with a long lease and no onwards chain.





Total floor area 60.3 m² (649 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.focalagent.com

Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey). The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded. The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer. The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

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- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- ONE BEDROOM APARTMENT
- MODERN FITTED KITCHEN
- OVER 600 SQFT
- SOLD WITH NO ONWARDS CHAIN
- WALKING DISTANCE TO HOVE TRAIN STATION
- LONG LEASE
- PROPERTY SET FOR AUCTION

Tenure: Leasehold EPC Rating: C

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.

guide price

£180,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/CRH109904



Property Ref:
CRH109904 - 0003

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