



## Kings House West, Grand Avenue, Hove BN3 2QX

Situated within a new build development, this beautifully presented two-bedroom apartment offers a perfect blend of modern living and coastal charm. Just moments away from the vibrant Hove seafront, this stylish home is ideal for professionals, or those seeking a high-quality seaside retreat.

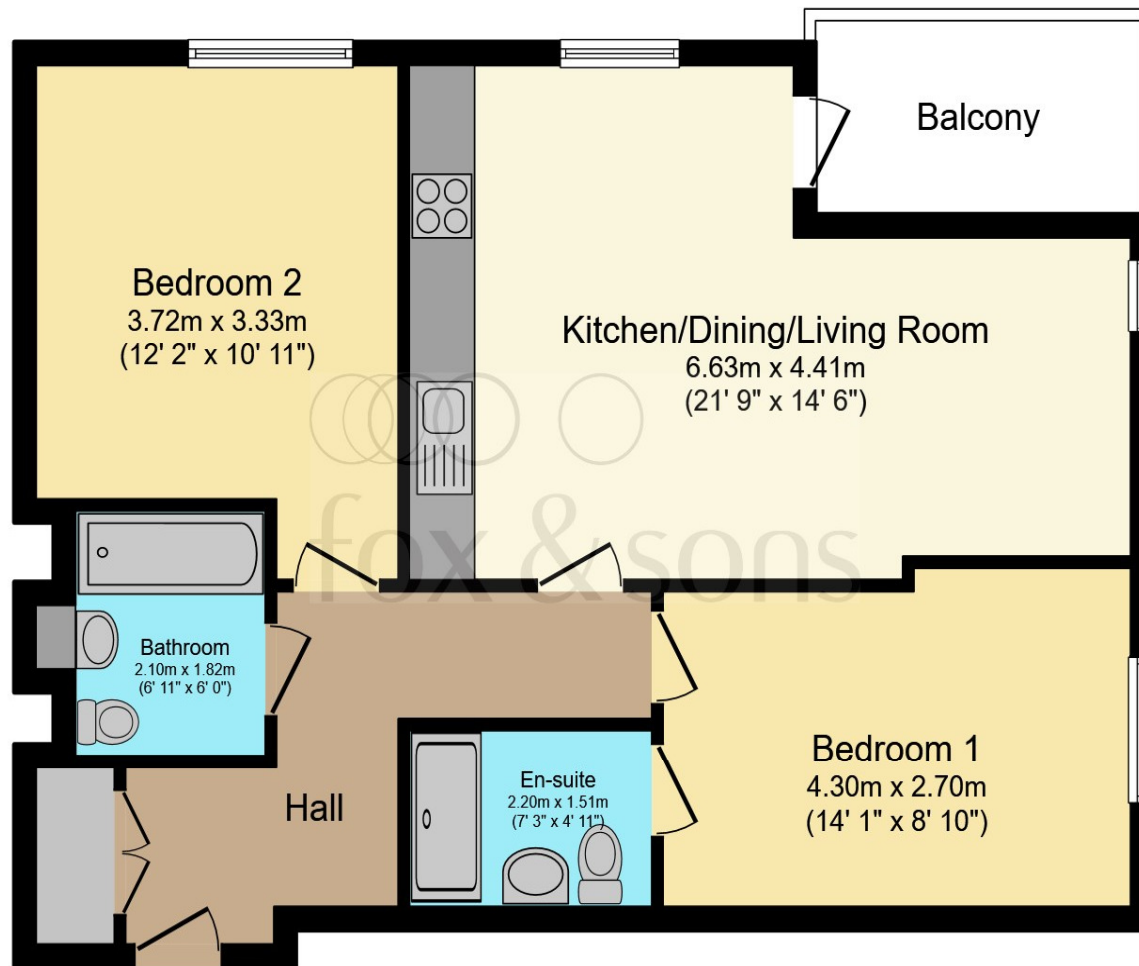


**welcome to**

## **Kings House West Grand Avenue, Hove**

Step inside to discover a bright and spacious open-plan kitchen, dining, and living area - perfect for entertaining or relaxing in style. The sleek modern kitchen is fully equipped with high-spec integrated appliances and finished to an exceptional standard, seamlessly combining practicality with aesthetic appeal. The property boasts two generously sized double bedrooms, one of which features a built-in wardrobe and a luxurious en-suite shower room. A separate contemporary bathroom adds further convenience for guests or family. Enjoy your morning coffee or evening glass of wine on the private balcony, a tranquil spot to soak in the sea air and coastal atmosphere.





Total floor area 68.0 m<sup>2</sup> (732 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](http://www.focalagent.com)

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## Kings House West Grand Avenue, Hove

- BRAND NEW DEVELOPMENT
- TWO LARGE DOUBLE BEDROOMS
- LARGE OPEN-PLAN KITCHEN/LIVING/DINING AREA
- STYLISH KITCHEN WITH BUILT-IN APPLIANCES
- ONE EN-SUITE SHOWER ROOM, ONE SEPARATE BATHROOM
- BUILT-IN WARDROBE IN MAIN BEDROOM
- PRIVATE BALCONY
- PRIME LOCATION JUST MOMENTS FROM HOVE SEAFRONT

Tenure: Leasehold EPC Rating: Exempt

Service Charge: Ask Agent

Ground Rent: Ask Agent

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.

**£505,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/CRH110001](https://fox-and-sons.co.uk/Property/CRH110001)



Property Ref:  
CRH110001 - 0002

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