



Albany Towers, Hove, BN3 2RQ
Offers In Excess of £400,000

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A newly refurbished two-bedroom top floor apartment in Albany Towers, Hove, offering breath taking sea views, an allocated parking space, and a prime central location.

Forming part Albany Towers, this exceptional two-bedroom top floor apartment presents a rare opportunity to acquire a truly stunning residence in the heart of Central Hove. Offered for sale with no onward chain, this property has undergone a comprehensive and meticulous refurbishment throughout, ensuring a contemporary and luxurious living experience from the moment you step inside.

Boasting an impressive 753 sqft of thoughtfully designed living space, the apartment immediately captivates with its double aspect, south and east-facing living room. This bright and airy reception area is undoubtedly the jewel in the crown, providing an incredible vantage point to soak in the amazing sea and coastal views. Imagine waking up to the glistening English Channel or enjoying a spectacular sunrise from the comfort of your own home - a truly enviable lifestyle.

The newly fitted kitchen is a testament to modern design and functionality, featuring sleek cabinetry, high-quality integrated appliances, and ample worktop space, making it a joy for both everyday cooking and entertaining. Adjacent to this, the newly fitted bathroom continues the theme of contemporary elegance, offering a pristine and relaxing sanctuary with modern fixtures and fittings.

Both bedrooms are generously proportioned, providing comfortable and private spaces. The thoughtful layout ensures that the principal rooms benefit from the abundant natural light and, of course, those captivating views.

Gas central heating ensures a warm and inviting atmosphere throughout the colder months.

One of the most significant advantages of this superb apartment is the inclusion of an allocated parking space within the secure underground car park. In a central Hove location where parking is at a premium, this feature adds immense value and convenience. Furthermore, the building benefits from a passenger lift, providing easy access to this top-floor haven.

Albany Towers itself is renowned for its prestigious address and proximity to Hove's vibrant amenities. Residents will find themselves just moments away from the bustling shops, cafes, restaurants, and independent boutiques of Church Road and Western Road. The iconic Hove Lawns and seafront are practically on your doorstep, offering endless opportunities for leisurely strolls, cycling, and enjoying the fresh sea air. Excellent transport links, including Hove and Brighton mainline stations, are also within easy reach, providing convenient connections to London and beyond.

This apartment represents an ideal purchase for a variety of buyers, from those seeking a stylish main residence with unparalleled views to those looking for a sophisticated lock-up-and-leave property. The combination of a prime location, extensive refurbishment, stunning vistas, and practical amenities like allocated parking makes this a truly exceptional offering in the Hove property market.





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Agents Notes

Tenure Share of Freehold
980 Year Lease Term Remaining
Service Charge Approx £3,874 Per Annum
Ground Rent N/A
Council Tax Band C

Energy Performance Certificate

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	65 D	78 C
39-54	E		
21-38	F		
1-20	G		



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