



**GRAVES
SON &
PILCHER**

For Sale



**On behalf of the Diocese of Chichester & The Church
Commissioners
Freehold For Sale**

St Philips Church
71 New Church Road, Hove, BN3 4BB

FOR SALE

- Landmark Building
- Prominent position in New Church Road, Hove
- The seafront is within convenient walking distance as are the shopping facilities at Boundary Road and Church Road.

Trusted Property Professionals since 1897. T: 01273 321 123

St Philips Church, 71 New Church Road, Hove, BN3 4BB

Summary

Business Rates	Upon Enquiry
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Description

A unique opportunity to purchase this Grade II listed landmark building set on a prominent position in New Church Road, Hove. The property comprises a substantial church building constructed C1895 with Nave, Chancel and Sanctuary which form the main space. There is a large main entrance alongside various side entrances. To the rear is a Vestry with various associated rooms.

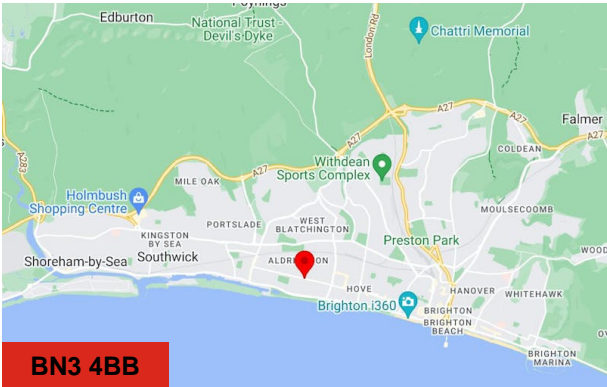
The property has been split in two to form a separate space which is currently tenanted by Just Like Home Childcare on a licence under faculty and at a rent of £1,750 per calendar month. The building will be sold with full vacant possession.

Location

Occupying a prominent position in the well-known tree lined thoroughfare of New Church Road, Hove. The seafront is within convenient walking distance as are the shopping facilities at Boundary Road and Church Road.

Terms

Offers are invited on the freehold interest.
Additional Conditions available on request.



Viewing & Further Information



James Haywood
01273 321 123
jbh@gsp.uk.com



Erin Kirsop
01273 321 123
ek@gsp.uk.com



Chelsea Adams
01273 267 226
CA@gsp.uk.com