



## MARLBOROUGH COURT THE DRIVE HOVE, BN3 3JX

£975 PCM

Superb ground floor studio flat on The Drive. The apartment is situated to the rear of the building and boasts bright and spacious accommodation, comprising; large studio room, separate kitchen with gas hob and electric oven and three piece bathroom suite. Further benefits include being fully double glazed and plenty of storage space.

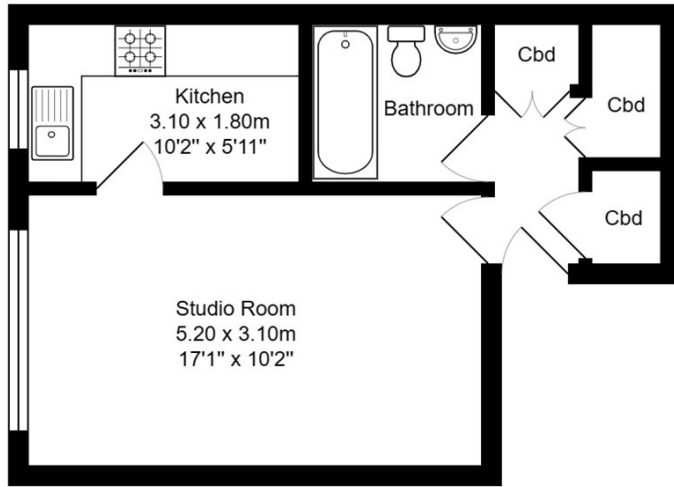
The location will appeal to many. Perfect for commuters being moments from Hove mainline station whilst central Hove and Seven dials are easily accessible with a range of cafes, restaurants, and shops.

**Nicholas  
James**

SALES LETTINGS AUCTIONS







Marlborough Court

Total Area: 32.0 m<sup>2</sup> ... 344 ft<sup>2</sup>

All measurements are approximate and for display purposes only.



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			80
(69-80) <b>C</b>			
(55-68) <b>D</b>		55	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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