



Medina Place, Hove, BN3 2RF  
**£500,000 - £525,000 Guide**



**GOLDIN  
LEMCKE**

01273 777123  
GOLDINLEMCKE.COM

SELLING HOMES  
IN BRIGHTON  
& HOVE  
SINCE 2002



# Medina Place, Hove, BN3 2RF

**£500,000 - £525,000 Guide**

An attractive two-bedroom townhouse situated in this extremely sought-after location in central Hove. The property is presented in excellent decorative order throughout with newly fitted carpets, and greatly benefits from a west-facing courtyard to the front.





## Further Information

Upon entering the property, you are met by an entrance hallway with access to the downstairs cloakroom. From here, the accommodation comprises a spacious open-plan lounge with modern fitted kitchen and double doors opening to the courtyard. To the first floor, there is a well-appointed bathroom and two generously sized double bedrooms. The property is presented in good decorative order throughout and highly benefits from a west-facing patio area to the front.

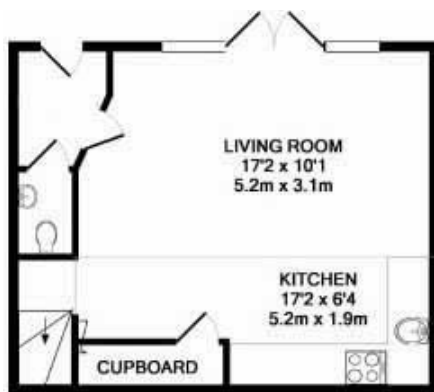
Tucked behind the Victorian homes of Medina and Osborne Villas, Medina Place is a peaceful terraced street just moments from Hove seafront. It is within easy reach of a wide range of amenities, including the many shops, cafes, and restaurants of Church Road and George Street. Additionally, Hove Station is nearby, offering excellent transport links to both the city and beyond, making it a perfect location for commuters.



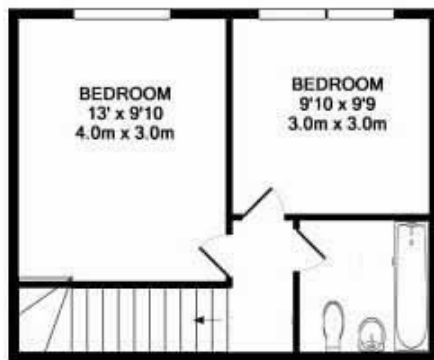
**GOLDINLEMCKE**

**01273 777123**  
GOLDINLEMCKE.COM





GROUND FLOOR  
APPROX. FLOOR  
AREA 331 SQ.FT.  
(30.7 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 331 SQ.FT.  
(30.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 661 SQ.FT. (61.4 SQ.M.)

Made with Metropix ©2012



**GOLDIN  
LEMCKE**

01273 777123  
GOLDINLEMCKE.COM

## SELLING SOMETHING SIMILAR?

Get in touch for a free, no obligation valuation.

Call 01273 777123 or email [property@goldinlemcke.com](mailto:property@goldinlemcke.com)

The above information has been provided by the vendor in good faith, but will need verification by the purchaser's solicitor. Any areas, measurements or distances referred to are given as a guide only and are not precise. Floor plans are not drawn to scale and are provided only to help illustrate the general layout of the property. The mention of any appliances and/or services in this description does not imply that they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. It should not be assumed that any contents, furnishings or other items shown in photographs (which may have been taken with a wide angle lens) are included in the sale. Any reference to alterations to, or use of, any part of the property is not a statement that the necessary planning, building regulations, listed buildings or other consents have been obtained. We endeavour to make our details accurate and reliable, but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not give any warranty in relation to the property and we have no authority to do so on their behalf.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

SELLING HOMES  
IN BRIGHTON  
& HOVE  
SINCE 2002