



47 Shirley Drive

Hove, BN3 6UB

Guide price £1,500,000

****GUIDE PRICE £1,500,000 - £1,650,000****

A substantial detached family home in one of Hove's most desirable residential locations, offering over 2,444 sq ft of versatile accommodation, a large rear garden, generous off street parking and a superb self contained annexe.



- Detached family home on Shirley Drive in a prime Hove Park location
 - Five bedrooms arranged across the main house and self contained annexe space
 - Self contained annexe with front bedroom, kitchen, shower room and conservatory sitting room
 - Gated frontage with off street parking for multiple vehicles
 - Close to Hove Park, Hove Recreation Ground, well regarded schools and mainline stations
- Approx. 2,443 sq ft of versatile accommodation
 - Spacious living room and generous kitchen dining room ideal for family life
 - Beautifully maintained rear garden with a large lawn, mature planting and excellent privacy
 - Double length garage and further useful outbuilding space
 - ****GUIDE PRICE £1,500,000 - £1,650,000****

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	63	74
England & Wales		EU Directive 2002/91/EC

