



First Avenue

Hove

Guide Price £400,000 - £420,000



Located in the heart of Hove with excellent access to the seafront and amenities on Church Road; a bright and beautifully-presented LOWER GROUND FLOOR APARTMENT in a stunning PERIOD BUILDING with WELL-PRESENTED PATIO GARDEN. Sold with NO ONWARD CHAIN.

Set within an attractive Victorian villa, this spacious apartment offers a generously proportioned lounge and dining area, beautifully enhanced by a large bay window that floods the room with natural light, along with a striking fireplace that creates an elegant focal point.

The property also features a separate fully fitted kitchen, offering ample worktop space and a range of wall and base units, with direct access to the rear patio garden. In addition, there is a well-proportioned double bedroom with excellent storage, and a modern bathroom fitted with a shower over the bath.



In the Local Area

With a bustling cafe culture at one end of the road and the beach and seafront at the other, The Avenues are one of Hove's most sought-after locations and perfectly situated for all that this city has to offer.



When it comes to shops, cafes, bars, and restaurants, there's no shortage of choice with the amenities of Church Road, Western Road and Brighton & Hove City centre all close by.

Plenty of bus services provide access to all parts of the city as well as nearby outlying villages, while Hove mainline train station is approximately half a mile away, providing regular routes to London, Gatwick and the South Coast.

Further Information

Situated in parking zone N, this lower ground floor apartment is currently in council tax band B, which is charged at £2,006.23 for 2026/27.

EPC rating - C Council Tax - B Parking Zone - N

Broadband & Mobile Phone Coverage - Prospective buyers should check the Ofcom Checker website

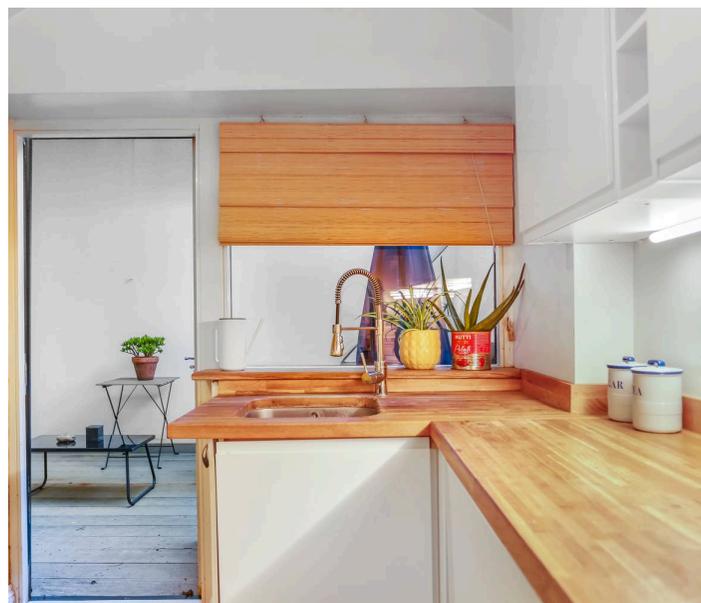
Planning Permissions - Please check the local authority website for any planning permissions that may affect this property or properties close by.

TENURE & OUTGOINGS Tenure: Share of Freehold

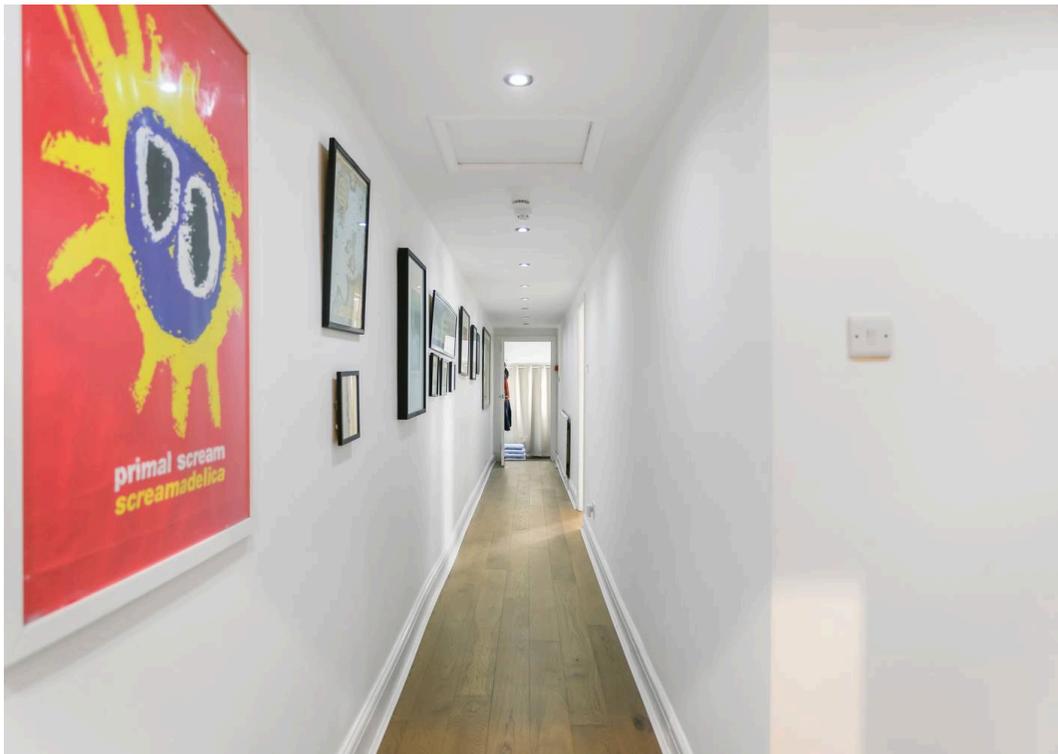
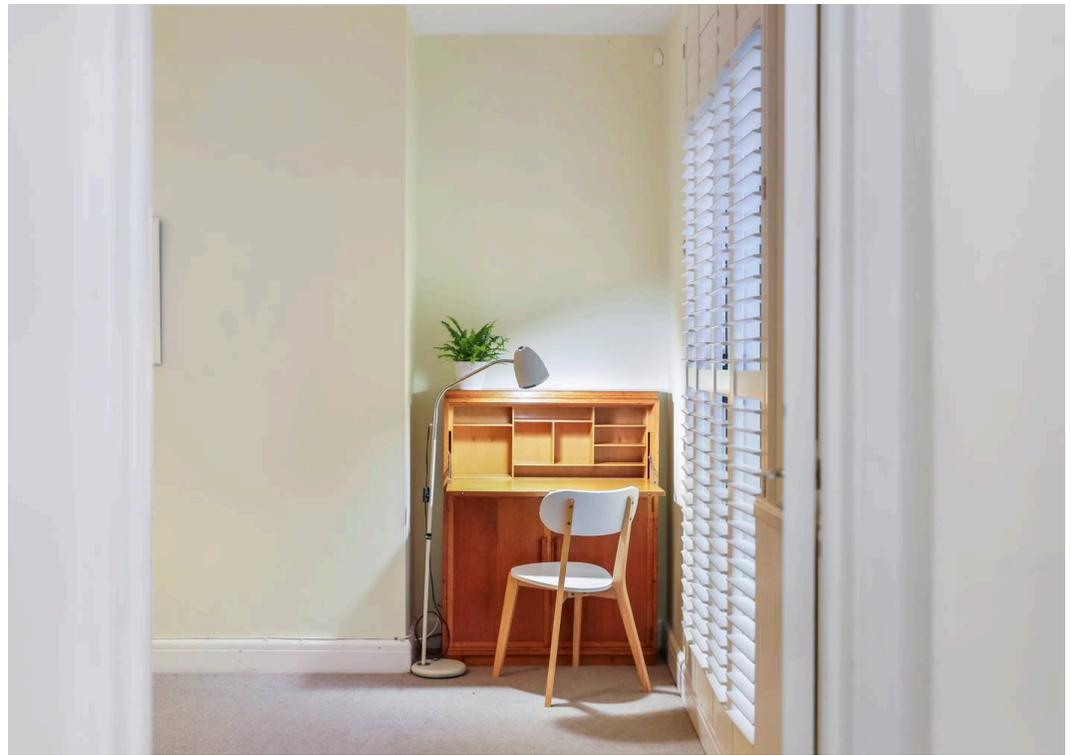
Unexpired term on lease - years

Service Charge - £1,671.86 per annum.

This information has been provided by the seller. Please obtain verification via your legal representative.











Total Area: 92.9 m² ... 1000 ft²

All measurements are approximate and for display purposes only.

Sawyer&Co.
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Sawyer & Co- Hove

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We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate.