



10a Wilbury Crescent  
Hove, BN3 6FL

Guide price £650,000

GUIDE PRICE £650,000 - £675,000

Spanning an impressive 1,624 sq ft, this substantial six-bedroom maisonette offers exceptional space rarely found in today's market. Arranged over generous levels, the property provides versatile accommodation ideal for large families, multi-generational living, or investors seeking strong rental potential.

Each bedroom is well-proportioned, complemented by expansive living areas that create a real sense of openness throughout. The layout has been thoughtfully designed to maximise both comfort and practicality, with ample room for entertaining, working from home, and everyday family life.

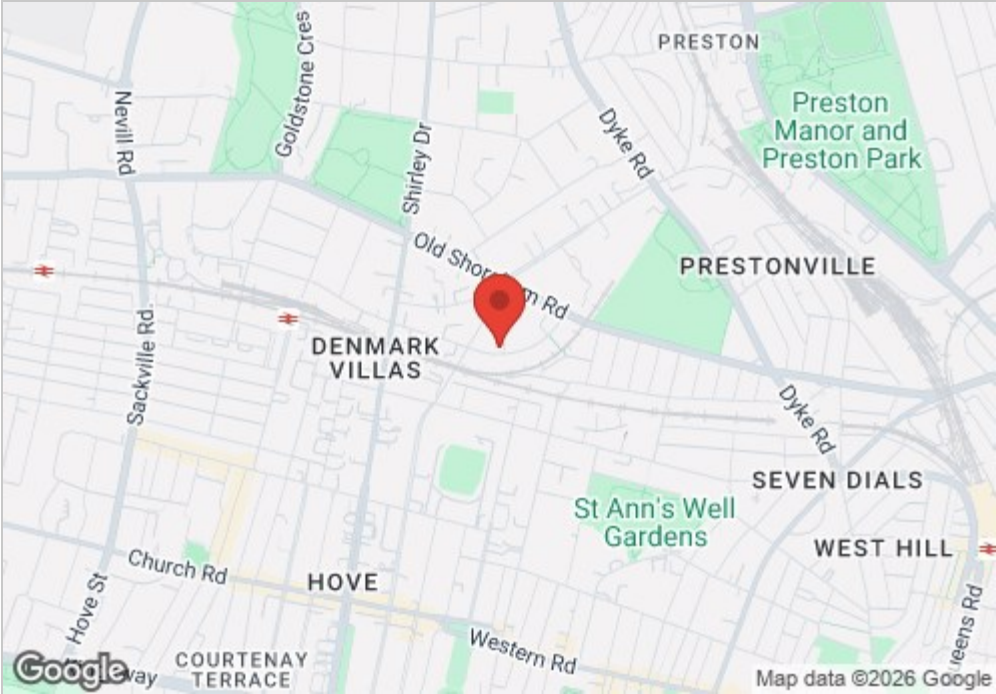
The property benefits from a good size private garden which is mainly laid to lawn with some attractive planting.

Combining size, flexibility, and excellent living space, this is a rare opportunity to acquire a truly spacious maisonette with the feel of a house.



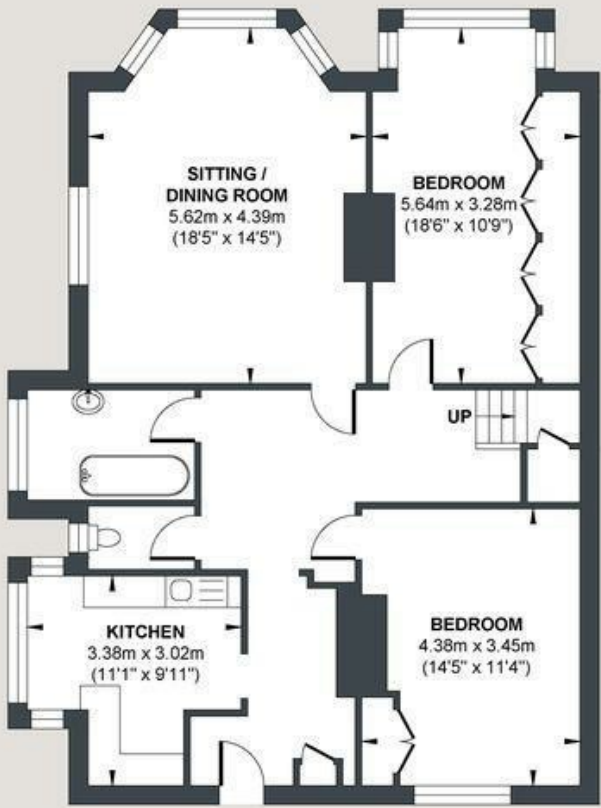
- Maisonette
- 2 bathrooms
- Private Street Entrance
- Chain Free
- Share Of Freehold
- 6 bedrooms
- Garden
- Kitchen
- 1624 SqFt

| 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 |         |                         |
|                                             | 54      | 72                      |
| England & Wales                             |         | EU Directive 2002/91/EC |



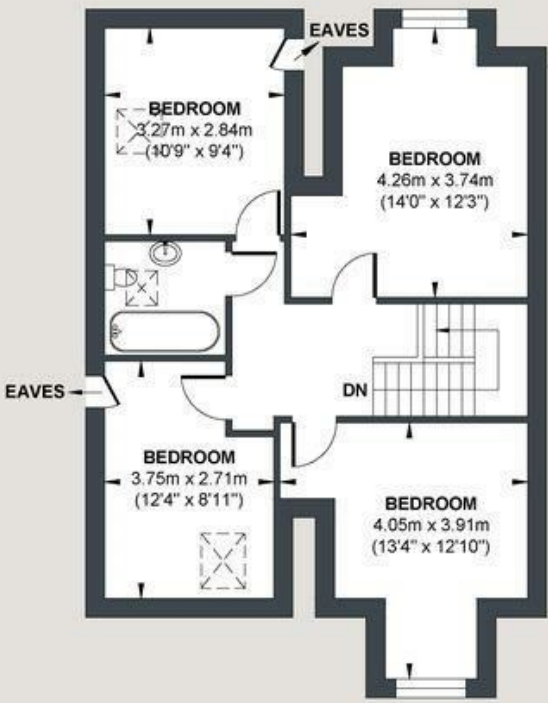
### WILBURY CRESCENT

Approx. Gross Internal Floor Area = 150.96 sq m / 1624.92 sq ft  
Illustration for identification purposed only, measurements are approximate, not to scale.



FIRST FLOOR

Approximate Floor Area  
1009.12 sq ft  
(93.75 sq m)



SECOND FLOOR

Approximate Floor Area  
615.80 sq ft  
(57.21 sq m)

