



60d Hova Villas

Hove BN3 3DG

Asking Price: £260,000

- SPACIOUS TOP FLOOR APARTMENT
- DESIRABLE LOCATION
- PRESENTED IN GOOD ORDER
- KITCHEN/BREAKFAST ROOM
- LIVING/DINING ROOM
- GOOD SIZE BEDROOM
- BATHROOM
- NO ONWARD CHAIN

Whitlock and Heaps bring to market this spacious top floor apartment forming part of this Victorian bay fronted property and situated in this central location being within a few minutes walk of Hove mainline station and seafront. The one double bedroom accommodation features a kitchen/breakfast room, separate living/dining room and bathroom with all rooms feeding off the spacious entrance hall. The property is being sold with a share in the freehold and no onward chain. There are also an array of eateries, cafes and shopping facilities within a short walk.

ENTRANCE HALL

KITCHEN/BREAKFAST ROOM

Incorporating stainless steel 1 1/2 bowl sink unit with drainer, adjacent laminate worksurface with cupboards and drawers under, matching eye level wall cupboards, electric cooker, appliance space, tiled splashback, sash window, space for table and chairs.

LIVING/DINING ROOM

Sash window, radiator.

BEDROOM

Sash window, radiator.

BATHROOM

Comprising roll top bath, pedestal wash hand basin, low level w.c, cupboard housing 'Worcester' gas fired boiler, second storage cupboard, part tiled walls and tiled floor, radiator, sash window.

OUTGOINGS

Share of Freehold

New 999 Year Lease

Maintenance: £90 per calendar month

Council Tax Band B (taken from www.brighton-hove.gov.uk/council-tax).

We advise that you check this information, we will not be held responsible if the council tax band differs when occupying the property.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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