



Kingsway

Hove

Guide Price £275,000 – £290,000



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Hove

Excellently located on Hove's seafront road, a well-proportioned FOURTH FLOOR PURPOSE-BUILT APARTMENT with ONE BEDROOM, SEA VIEWS, LIFT, & SECURE ALLOCATED PARKING. Sold with SHARE OF FREEHOLD.

Set on the fourth floor of a sought-after purpose-built block in West Hove, opposite the newly regenerated Hove seafront, all rooms in this apartment are well-proportioned and accessed from a central entrance hallway. The property features a spacious light-filled lounge/diner, benefitting from a dual aspect and sea views, together with a separate kitchen. There is a generously-sized double bedroom with handy fitted wardrobes, and a well-appointed modern shower room. The apartment also benefits from convenient built-in cupboard space in the hallway and a carport-style allocated parking space in a secure gated area. The building also benefits from a communal secure bike storage accessed from the car park.

Berriedale House is a well-maintained, purpose-built development with the added benefit of a live-in caretaker, providing residents with enhanced security and assistance with home deliveries and general maintenance.





The Local Area

This home is ideally located for all that Hove has to offer. Located directly opposite Hove seafront and the popular Skate Park, Hove Lagoon, with its range of water sports, is a short stroll away, while the nearby beach and promenade offer leisure facilities, such as tennis courts, padel courts, and beach volleyball. The bustling cafe culture, shops and restaurants of Church Road and Poets Corner are all easily accessible, and nearer to home, the amenities of Richardson Road offer a wide array of popular independent local shops and cafes. A selection of high street supermarkets on Portland Road and Church Road are also close by. Aldrington station is within reach, with Portslade & Hove train stations just over a mile away, providing convenient mainline commuter routes to London. Regular bus services travel into the hub of Hove, the centre of Brighton and out to Devil's Dyke.

Further Information

This property is situated in parking zone W and is in council tax band B, which is currently charged at £2,006.23 for 2026/27. EPC rating - tbc

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

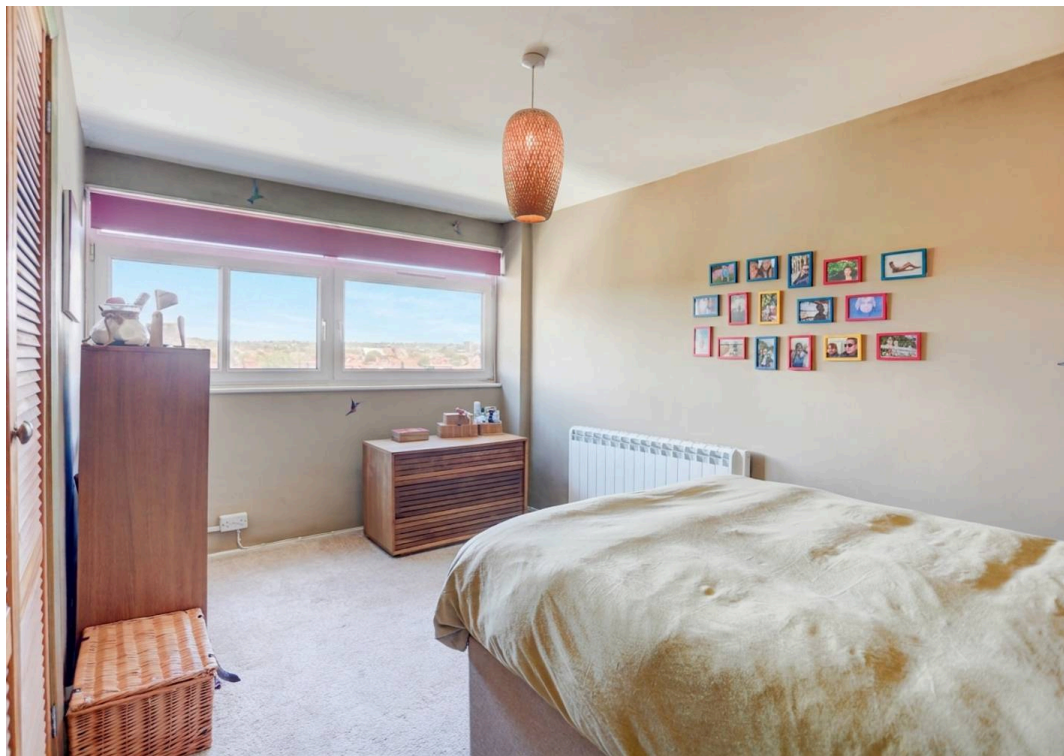
Tenure: Share of Freehold

Unexpired term on lease - 980 years

Service Charge - £2,641.30 per annum

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

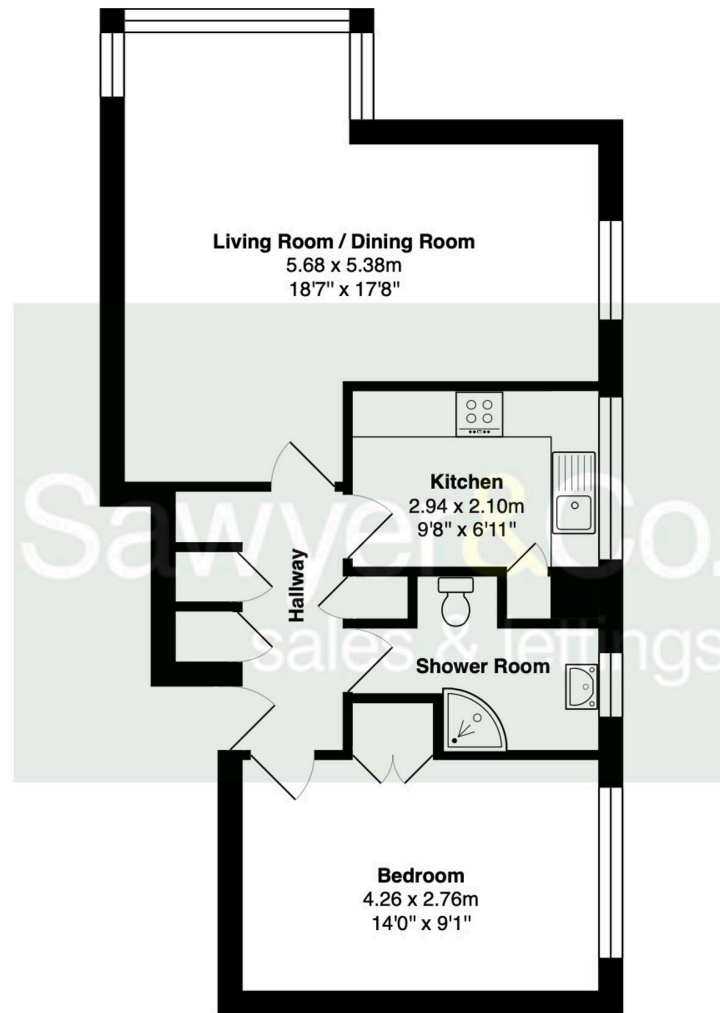












Total Area: 54.3 m² ... 584 ft²

All measurements are approximate and for display purposes only.



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.