

West Way

Hove

LEXTONS /
SALES
LETTINGS
AUCTIONS
COMMERCIAL



West Way Hove

£185,000



2

BEDROOM

1

RECEPTION

1

BATHROOM

About the property

FOR SALE BY AUCTION - Auction Date TBC

A beautifully presented and recently refurbished two-bedroom top-floor apartment, forming the entire top floor of this building and representing an excellent investment opportunity in a desirable Hove location. With a circa 10% rental yield, the property is ideally suited to buy-to-let investors seeking strong rental returns combined with a well-presented, ready-to-let property.

The apartment provides bright and well-proportioned accommodation throughout, with the spacious open-plan kitchen and reception room forming the main hub of the property. Dual-aspect windows flood the room with natural light, while the contemporary fitted kitchen is thoughtfully positioned to one side, creating a practical and sociable space for both tenants and entertaining. A large eaves cupboard provides excellent additional storage.

A major selling point is the private roof terrace, which is generous in size and enjoys a pleasant leafy outlook. Providing a valuable outdoor space for relaxing, dining and entertaining, this is a highly desirable feature that should add to the property's rental appeal and tenant demand.

From an investment perspective, the combination of a recently refurbished interior, two-bedroom accommodation, private roof terrace and circa 10% rental yield makes this an attractive proposition for investors looking to maximise rental income. The property offers the potential for a straightforward buy-to-let investment with strong appeal to the local rental market.

The property is conveniently positioned close to a useful parade of local amenities, including a popular café, butcher, chemist and Tesco. Excellent bus services are available directly opposite, providing easy access to Brighton city centre, while Central Hove and the seafront are also within easy reach. The area is also well served by a range of highly regarded local schools.



Virtually Staged







SCAN HERE TO VIEW ALL AUCTION PROPERTIES

Second Floor

Approx. 61.5 sq. metres (661.9 sq. feet)



Total area: approx. 61.5 sq. metres (661.9 sq. feet)

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		60	66
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	