



Somerhill Lodge Somerhill Road, Hove BN3 1RU

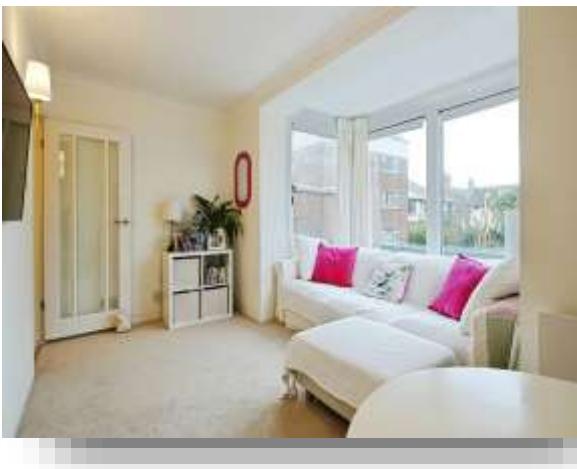
A well presented two bedroom ground floor apartment in an extremely popular location in central Hove. Having the benefit of a garage.

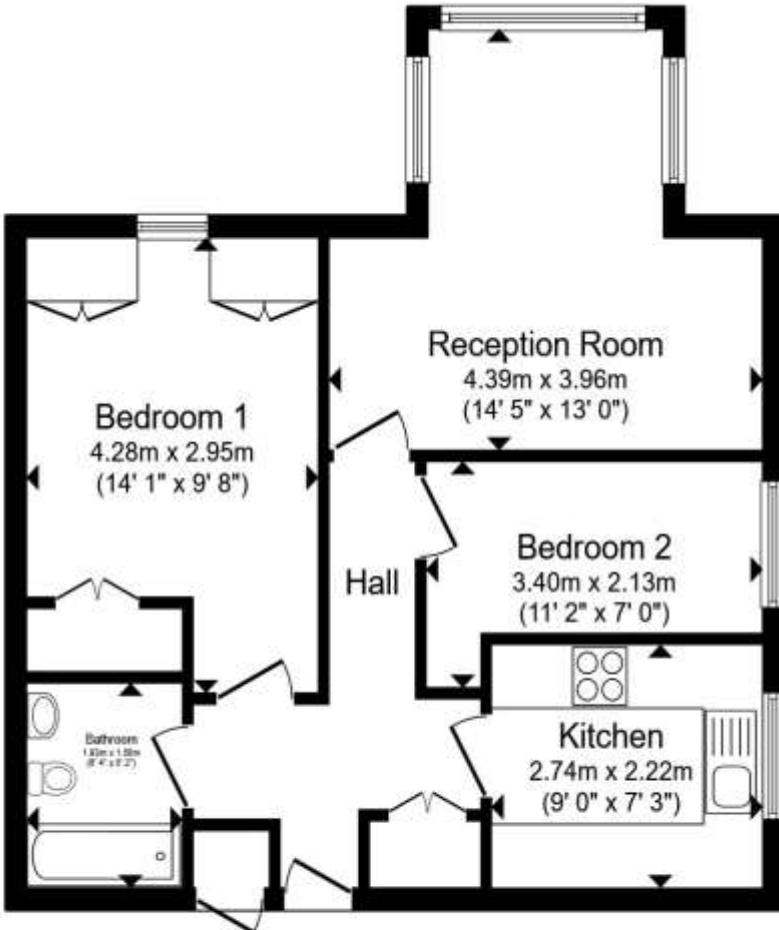
 fox & sons

welcome to

Somerhill Lodge Somerhill Road, Hove

An extremely well decorated and modernised ground apartment situated in a popular area of central Hove. The well planned accommodation comprises of an entrance hallway, large living room with Westerly aspect bay window, large master bedroom and second bedroom. There is a modern fitted kitchen and bathroom. There is the added benefit of parking, single garage. Somerhill Lodge is situated on the corner of Somerhill Road and Lansdowne Road, which is amazingly convenient for accessing all the shops, bars, cafes and restaurants that are almost everywhere in central Hove, with a popular Waitrose supermarket near by. St Annes Well gardens is also within easy walking distance with its range of recreational facilities including tennis courts and a cafe.





Total floor area 50.0 m² (539 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Somerhill Lodge Somerhill Road, Hove

- Well presented ground floor apartment
- Two bedrooms
- Modern fitted kitchen
- Modern bathroom suite
- Westerly aspect living room
- Garage
- Close to central Hove

Tenure: Leasehold EPC Rating: E

Council Tax Band: B Service Charge: 1389.20

This is a Leasehold property with details as follows; Term of Lease 189 years from 25 Mar 1974. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£325,000



view this property online fox-and-sons.co.uk/Property/BHF114241

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
BHF114241 - 0006



01273 777000



westernrd@fox-and-sons.co.uk



117-118 Western Road, BRIGHTON, East Sussex, BN1 2AD



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