



Asking Price
£390,000
 Share of Freehold

Pembroke Crescent, Hove

- ONE BEDROOM MAISONETTE
- OWN STREET ENTRANCE
- LARGE PRIVATE REAR GARDEN
- LOFT STORAGE
- SHARE OF FREEHOLD
- MODERN KITCHEN

Robert Luff & Co are delighted to bring to market this one bedroom maisonette, with a private rear garden in the ever sought after Pembroke Crescent. Positioned North of New Church Road and very close to Hove Lawns, Rockwater and the Lagoon on the Kingsway. Church Road with its variety of bars, restaurants, cafes and local independent shops is also in close proximity. Hove mainline station is also within walking distance.

Accommodation currently offers; Modern fitted separate kitchen, living room with office space, bathroom, stairs leading to first floor, large bedroom with storage and WC and an outstanding private rear garden. Other benefits include own street entrance, share of the freehold and loft storage.

**Robert
Luff & Co**
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T: 01273 921133 E:
www.robertluff.co.uk



Accommodation

Own Private Entrance

Entrance Hall

Lounge/Diner 14'7" x 8'5" (4.45 x 2.59)

Kitchen 12" x 6'11" (3.66m x 2.11m)

Bathroom

Stairs Leading To First Floor

Bedroom 16'2" x 12'4" (4.93m x 3.76m)

WC

Loft Storage

Agents Notes

Tenure: Share Of Freehold

Service Charge:

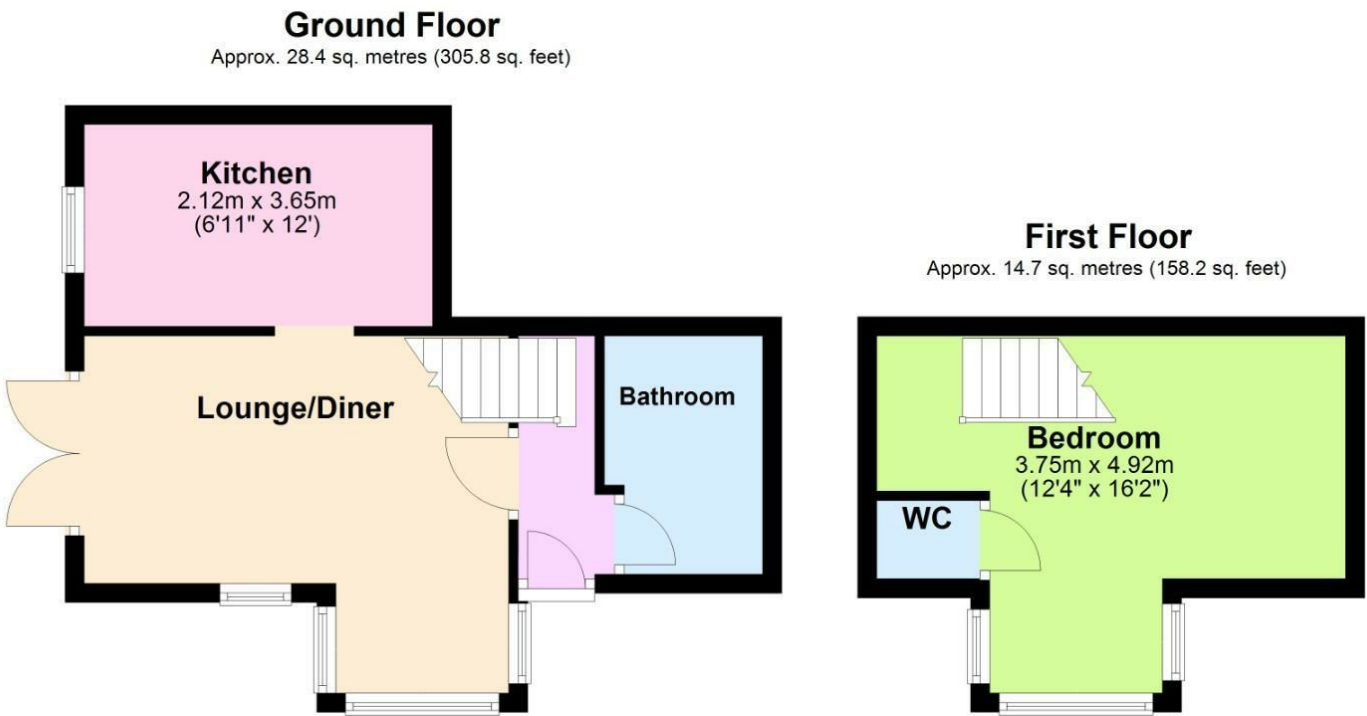
Council Tax Band: B

EPC Rating: E With A Potential B Rating

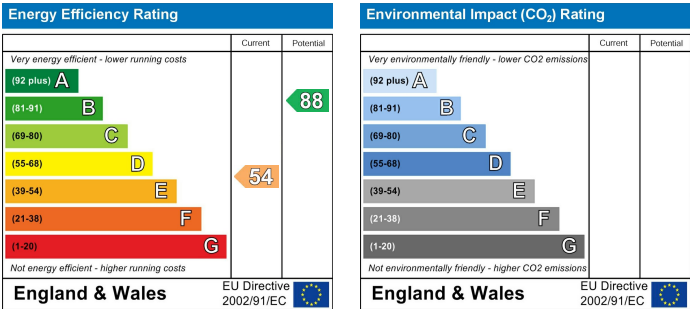


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Total area: approx. 43.1 sq. metres (464.1 sq. feet)



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