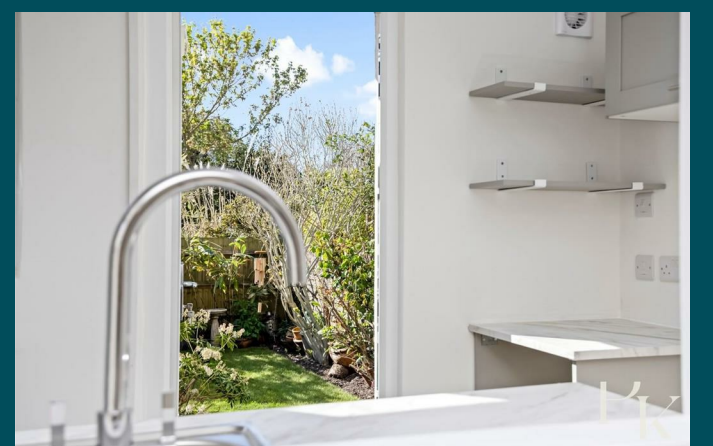
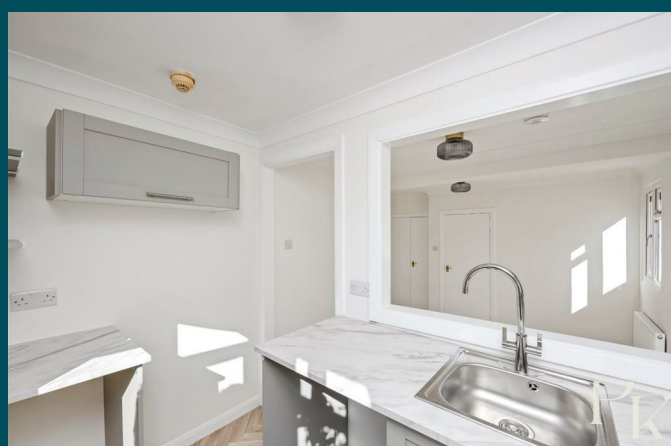




2, 34 Sackville Road  
Hove, BN3 3FB



# 2, 34 Sackville Road

Hove, BN3 3FB

**Guide price £260,000**

\*Guide Price £260,000 - £270,000\*

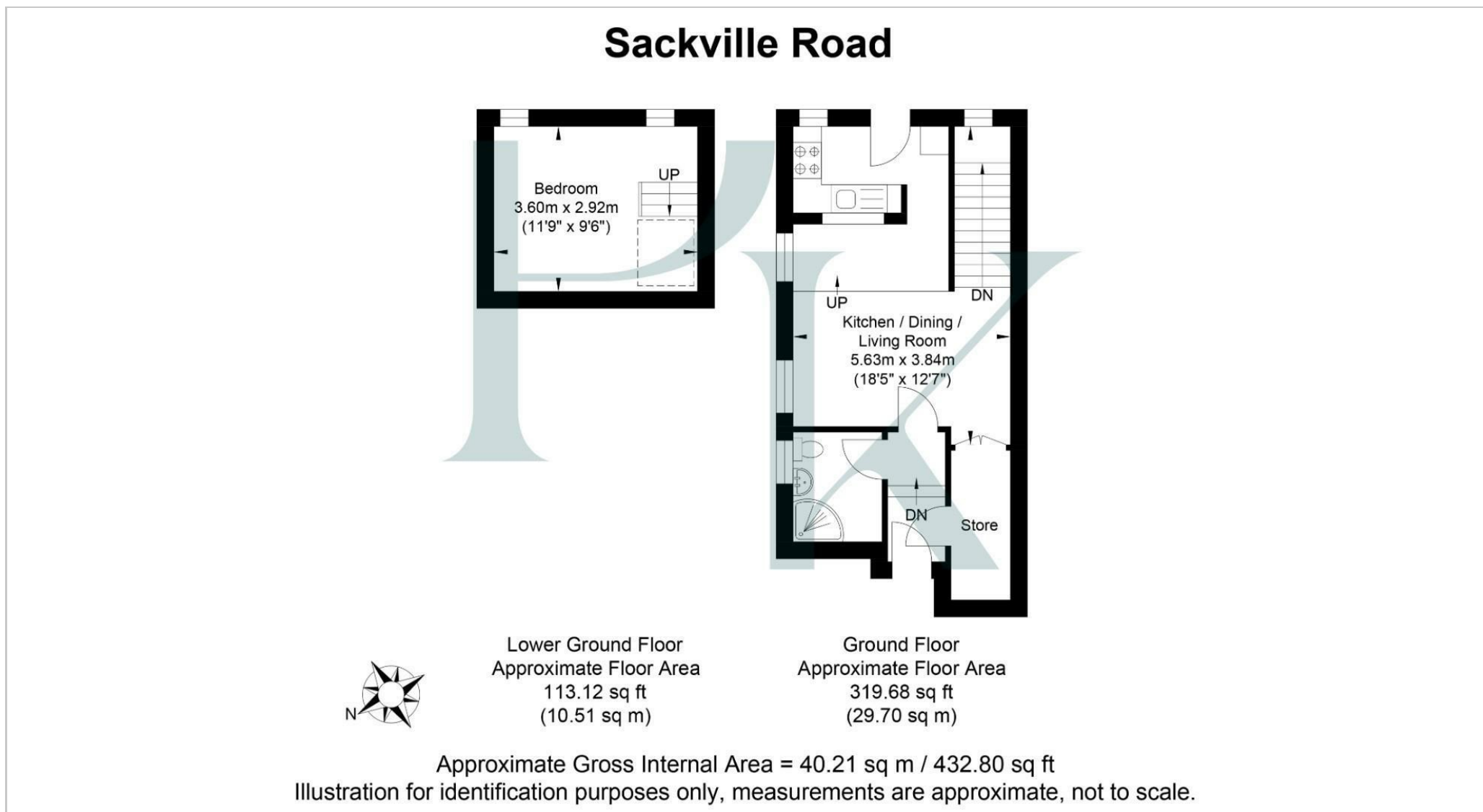
A beautifully presented one-bedroom maisonette, ideally located in central Hove, just moments from the vibrant Church Road thoroughfare and Hove seafront, and featuring a stunning, west-facing private garden.

Arranged over the ground and lower ground floors of an attractive period building, this charming home is filled with natural light and thoughtfully finished with modern fittings and a neutral colour palette throughout. Upon entering, you are welcomed into a spacious open-plan living and dining area, which seamlessly connects to a contemporary fitted kitchen. The kitchen offers ample workspace, sleek cabinetry, and direct access to the sunny private west facing rear garden, a rare and highly desirable feature in central Hove. A stylish shower room completes the ground floor accommodation.

The lower ground floor hosts a generously sized double bedroom, providing a quiet and private retreat.

The west-facing garden is undoubtedly a standout feature of the property. With a well-maintained lawn and established borders, it offers an ideal space for relaxing, entertaining, and enjoying the sunshine.

Sackville Road is superbly positioned close to Church Road, where a wide range of amenities can be found, including popular coffee shops, bars, and restaurants. Hove railway station is within easy reach, offering excellent transport links to London and across the South East, while the seafront is just a short stroll away.



Energy Efficiency Rating	
Current	Potential
73	77

Very energy efficient - lower running costs

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
A	A

Very environmentally friendly - lower CO<sub>2</sub> emissions

England & Wales EU Directive 2002/91/EC

# Pearson Keehan