



12A CROSS STREET

HOVE, BN3 1AJ

LEASEHOLD

Guide Price £270,000 - £290,000. Located in the heart of central Hove, this attractive one-bedroom maisonette is arranged over the first and second floors of a Regency building and benefits from its own private street entrance.

The property offers a bright open plan living/kitchen space, bathroom, generous top floor double bedroom, and excellent built-in storage. The split-level layout gives the feel of a small house, while the position on Cross Street provides a peaceful setting just moments from Hove seafront and Hove Lawns.

A wide range of cafes, restaurants, shops and amenities are all within easy walking distance, including Waitrose, making this an ideal first home, weekend retreat or investment purchase.

**Nicholas
James**

SALES LETTINGS AUCTIONS

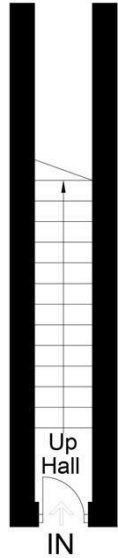




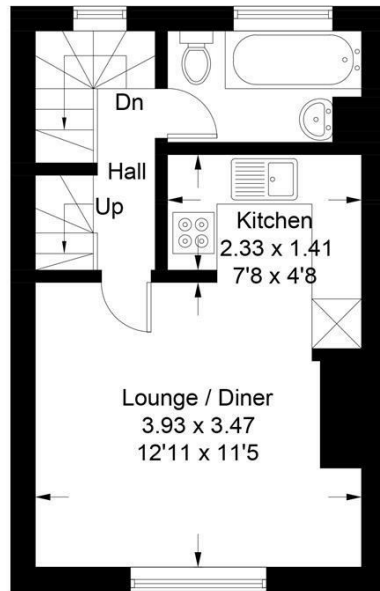
Cross Street

Approximate Gross Internal Area = 54.2 sq m / 583 sq ft
(Including Eaves Space)

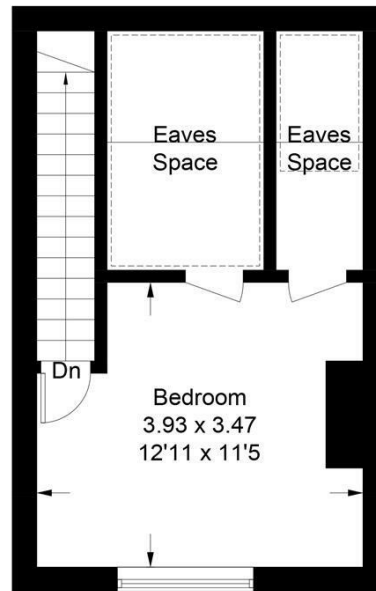
 = Reduced head height below 1.5m



Ground Floor



First Floor



Second Floor

Illustration for identification purposes only, measurements are approximate,
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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