



30 Livingstone Road

Hove, BN3 3WP

Offers in excess of £375,000

Introducing this superbly presented two-bedroom raised ground and first-floor maisonette, ideally positioned in the heart of Hove, just moments from Hove Railway Station and the vibrant amenities of Church Road.

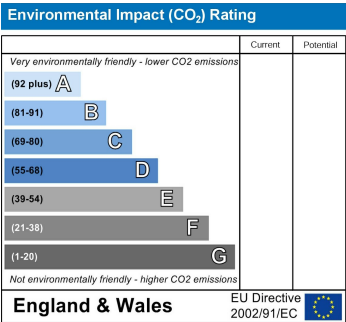
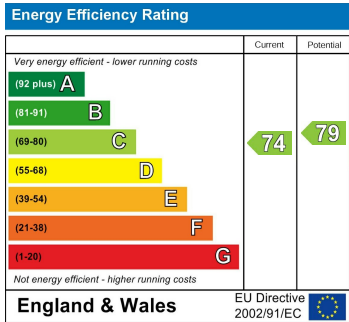
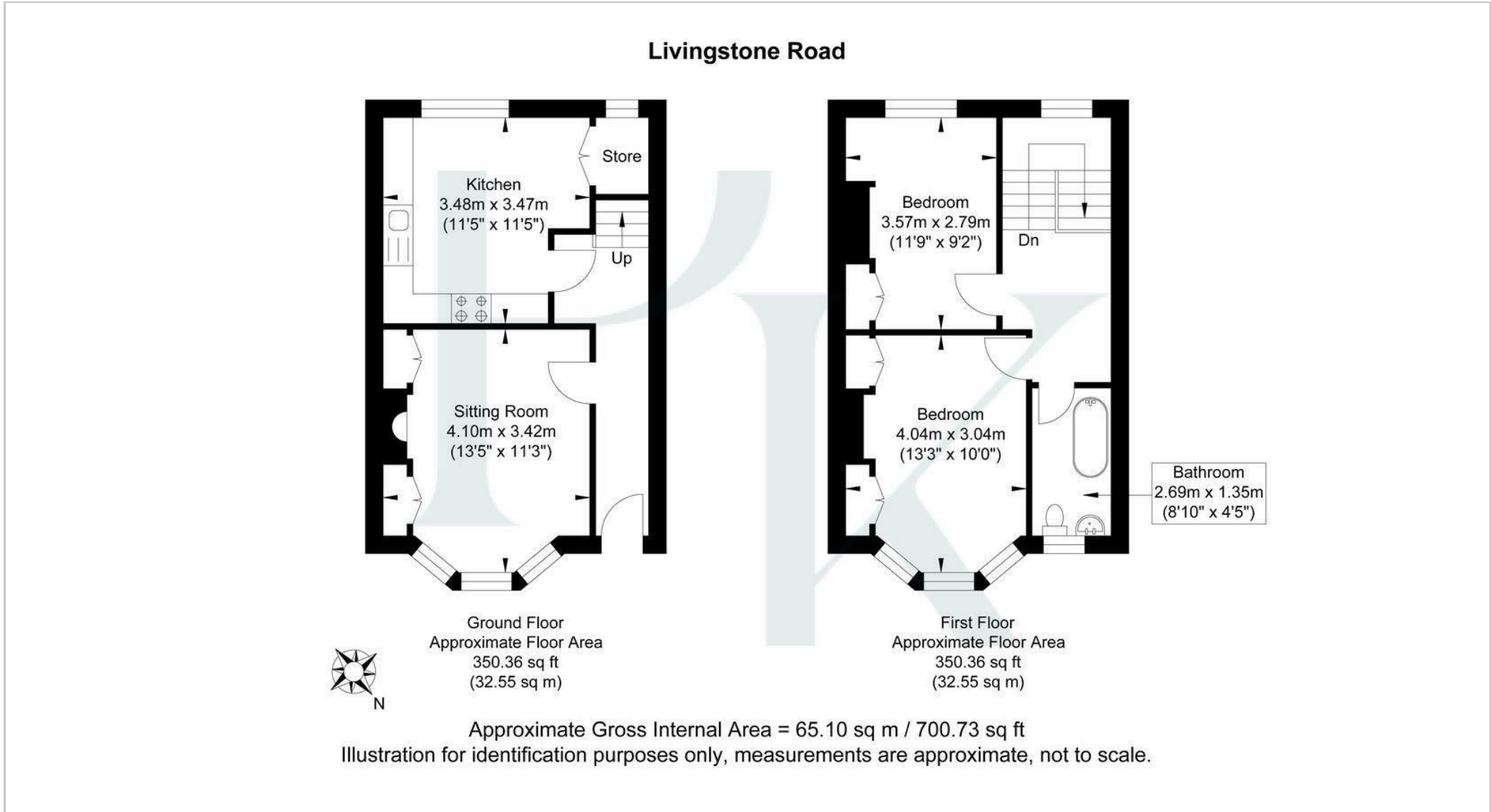
Benefitting from its own private street entrance, the property offers well-proportioned accommodation arranged over two floors. The ground floor welcomes you with a cosy bay-fronted living room to the front, providing a comfortable and inviting space to relax. To the rear, the impressive kitchen/diner has been thoughtfully designed with contemporary cabinetry, integrated appliances and ample space for dining and entertaining. Flooded with natural light, this wonderful room creates a bright and sociable hub of the home, while a useful built-in utility cupboard provides additional practicality and storage.

Moving upstairs to the first floor, there are two generously sized double bedrooms, both benefiting from bespoke fitted wardrobes, providing excellent storage solutions. Completing the accommodation is a stylish modern family bathroom suite, finished to a high standard.

Accessed from the landing, the loft space offers an impressive amount of additional storage and provides exciting potential to create further living accommodation, subject to the necessary planning permissions and consents.

Livingstone Road is situated within one of Hove's most sought-after residential areas, with a fantastic selection of independent cafés, restaurants, bars and shops all close by. Excellent local schools are within easy reach, along with a range of popular gyms and leisure facilities. Hove Railway Station is just a short walk away, offering direct links to London and Gatwick.

The property is further enhanced by the benefit of a share of the freehold, making this an excellent opportunity for buyers seeking a beautifully presented home in a prime Hove location.



Pearson
Keehan