



53 Cowper Street

Hove BN3 5BN

Asking Price Of £650,000

- VICTORIAN FAMILY HOME
- THREE DOUBLE BEDROOMS
- WORKSHOP
- MODERN KITCHEN AND BATHROOM
- PRIVATE GARDEN
- POETS CORNER
- NEW HEATING SYSTEM
- RECENTLY RENOVATED

Whitlock & Heaps are delighted to present to market this bay fronted Victorian three double bedroom family home situated in the sought after Poets Corner. This home boasts ample living space, double bedrooms, a modern kitchen and bathroom being double glazed throughout. Having been recently renovated and painted on the interior and exterior.

Portland Road & George Street are both close by offering their wide array of shopping facilities, eateries and cafés. You are in the catchment area for multiple schools as well as a short distance to Hove mainline station. Bus routes operate locally making public transport across the city simple.

ENTRANCE HALL Radiator, thermostat, picture rails above.

KITCHEN Large stainless steel bowl sink with tiled splashback, mixer taps and drainer. Vinyl work surfaces with cupboards below and matching eye level cupboards, radiator, single glazed window with Westerly aspect.

LIVING DINER Feature fireplace with hearth, UPVC double glazed bay window to front. Dining area with radiators and double doors to garden.

LANDING Door to all rooms.

BEDROOM UPVC double glazed bay window, fitted wardrobes, radiator.

BEDROOM Radiator, UPVC double glazed window overlooking garden.

BATHROOM Comprising panelled bath with splashback, separate shower cubicle with 'Triton' electric shower, vanity wash hand basin, fitted cupboards, separate cupboard housing 'Vaillant' gas fired conventional boiler with separate water tank, loft hatch above.

BEDROOM Access to eaves storage, double glazed Velux windows.

OUTSIDE Raised borders with mature plants with the rear being paved. Door to outdoor w.c with wash hand basin and secondary door to:

WORKSHOP With power and worktops.

Freehold

Council Tax Band C (taken from www.brighton-hove.gov.uk/council-tax).

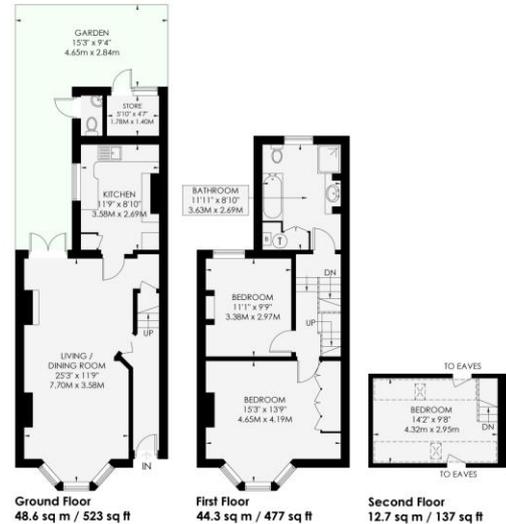
We advise that you check this information, we will not be held responsible if the council tax band differs when occupying the property.

COWPER STREET

HOVE

APPROXIMATE GROSS INTERNAL AREA
105.6 sq m / 1137 sq ft

INCLUDING LIMITED USE AREA OF
(Including Outside Store & WC)
9.7 sq m / 104 sq ft

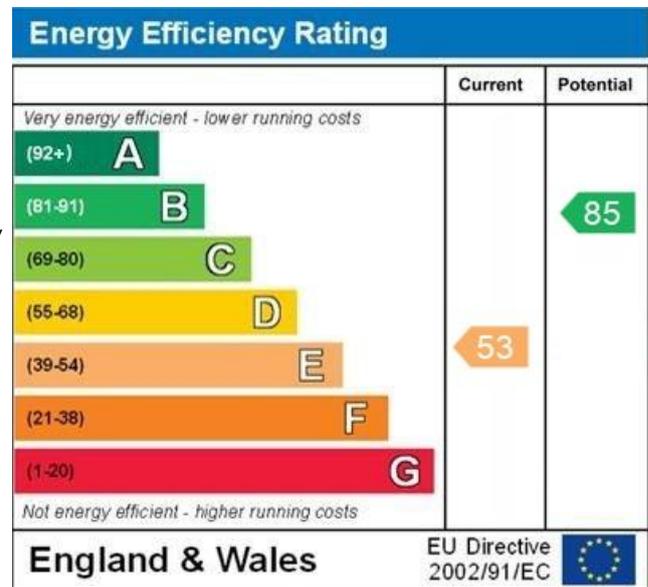


Floor plan is for illustration and identification purposes only and is not to scale. Pools, gardens, balconies and terraces are illustrative only and excluded from all area calculations. All site plans are for illustrative purposes only and are not to scale. This floor plan has been produced in accordance with Royal Institution of Chartered Surveyors' International Property Standards (IPMS).

Measuring Points: Storage Cupboards, Fitted Wardrobes, Garden Shortened for Display, Skylight, Ceiling Height, Half Holes, Integrated Fridge / Freezer, Head Height Below 1.5m, Boiler.

Certified Property Measurer

 PROPERTY MARKETING



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