

Grand Avenue, Hove

Asking Price £575,000



- A desirable fifth floor three bedroom purpose built apartment
- Amazing sea views
- Garage and balcony
- No onward chain
- Bathroom and en suite shower room

Flat 16, 15 Grand Avenue, Hove, BN3 2NG



Occupying a prime position on the fifth floor of a well-regarded purpose-built block on Grand Avenue, this spacious three-bedroom apartment enjoys sweeping sea views and an exceptional location just moments from Hove seafront. Offering an abundance of natural light and a versatile layout, the property presents an ideal opportunity for those seeking a permanent coastal home, a stylish pied-à-terre, or a strong investment in one of Hove's most desirable areas.

The apartment opens into a wide hallway, leading to a generously proportioned living and dining area that seamlessly connects to a private balcony - perfect for soaking up the sun and enjoying uninterrupted views towards the sea. The separate kitchen is well laid out, while all three bedrooms are well-sized, offering flexibility for guests, home working, or family living. The principal rooms all benefit from large windows, enhancing the sense of space and light throughout the home.

Offered with no onward chain, the apartment also includes a private garage - an invaluable asset in this location - along with lift access and well-maintained communal areas. Positioned at the southern end of Grand Avenue, the property is just a short stroll from Hove Lawns and the beach, with the popular cafes, restaurants and independent shops of Church Road nearby. Excellent transport links, including Hove Station within easy reach, make this an attractive proposition for commuters and weekenders alike.



Accommodation

FIFTH FLOOR

ENTRANCE HALL

LOUNGE/DINER

12' 6" x 19' 11" (3.81m x 6.07m)

MASTER BEDROOM

12' 0" x 19' 11" (3.66m x 6.07m)

ENSUITE

KITCHEN

8' 3" x 14' 3" (2.51m x 4.34m)

STORAGE CUPBOARD

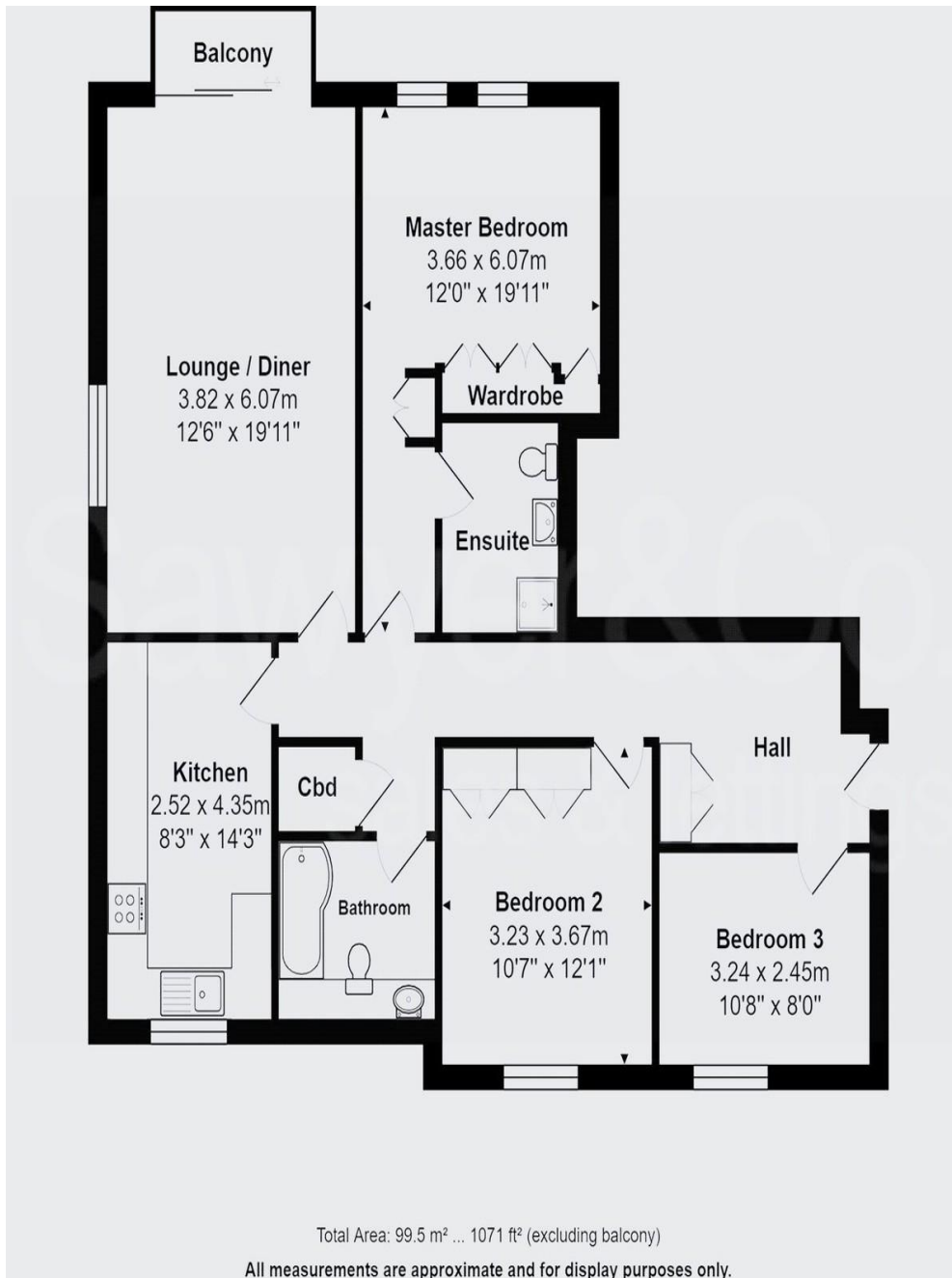
BEDROOM 2

10' 7" x 12' 1" (3.23m x 3.68m)

BEDROOM 3

OUTSIDE

BALCONY





What to do next

If you would like to see this property internally, then please call Tel 01273 771111 or email us on westernrd@phillipsandstill.co.uk and we can arrange an appointment for you to view

After you have viewed this property, feel free to contact us regarding any questions you have or if you would like to place an offer on the property.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	61 D	80 C
39-54	E		
21-38	F		
1-20	G		

Agents Note:

Whilst every care has been taken to prepare these sales 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 are advised to recheck the measurements.

Helpful Buying Information

We recognise that buying a property is a big commitment and therefore recommend that you visit the local authority website (contact the branch for details) and the following websites for more helpful information about the property and local area before proceeding:

www.environment-agency.gov.uk
www.landregistry.gov.uk
www.gov.uk/green-deal-energy-saving-measures
www.homeoffice.gov.uk
www.helptobuy.org.uk
www.fensa.org.uk
www.brighton-hove.gov.uk
<http://list.english-heritage.org.uk>

Directions

For directions to this property please contact us.

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