

PHILLIPS & STILL

Upper Market Street, Hove

£300,000



- A Fantastic Split-Level Converted Flat
- Two Double Bedrooms
- Lounge / Diner & Separate Kitchen
- Fabulous City Centre Location Moments From Seafront
- No Onward Chain

To view all our homes: phillipsandstill.co.uk



Upper Market Street, Hove, BN3 1AS



Upper Market Street is one of the City centre's hidden gem locations. Situated on the central Brighton & Hove border, it's a wide and sunny South facing street nestled away just off the hustle and bustle of Western Road with little through traffic resulting in a very peaceful and safe place to live. You'll find it hard to believe you are right in the heart of the City as it feels so tranquil here! The seafront is just moments away and for anyone who commutes, both Brighton and Hove mainline railway are within easy reach.

The flat itself is light, bright and very well presented throughout with a split level layout giving it more of a house-like feel. Accommodation comprises of entrance hall, the first of two double bedrooms, bay fronted lounge / diner, separate kitchen and bathroom to the second floor. To the upper floor is the master double bedroom benefitting from lots of built-in storage.

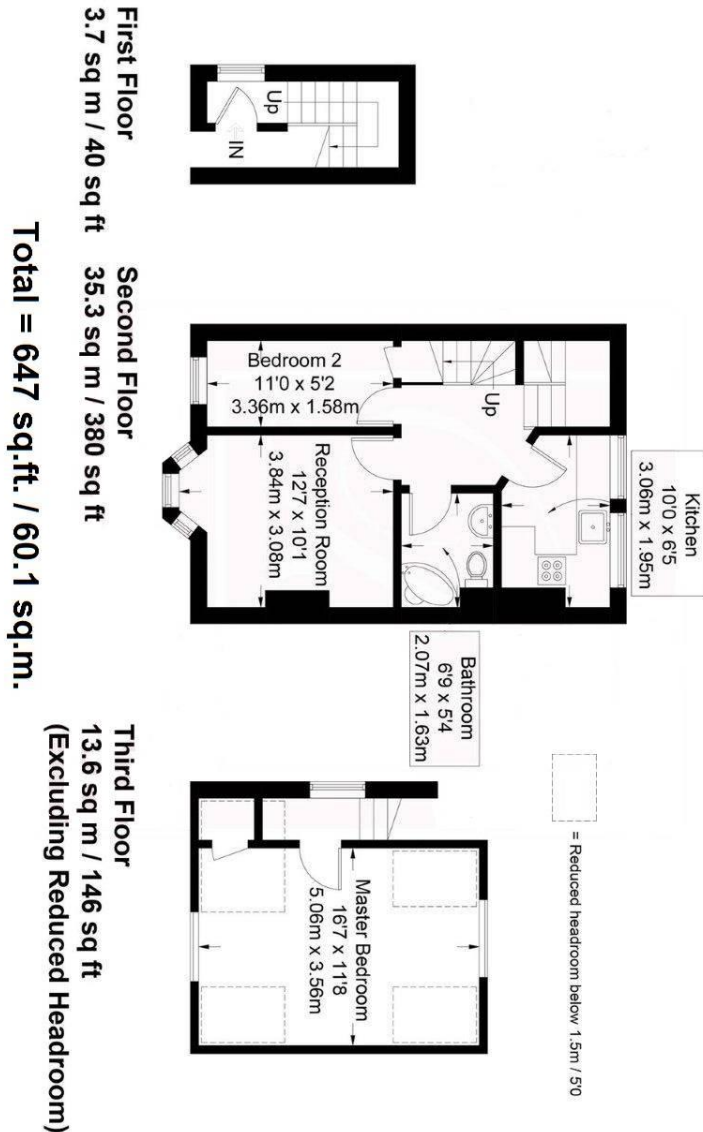
This property really does fit the bill for most buyers as it will make a gorgeous first time home, a very reliable buy to let investment or the perfect second / seaside holiday property! Living here will certainly be exciting and you'll never be short of things to do. A huge variety of boutique and convenience shops, trendy cafes, restaurants, bars and pubs, supermarkets, gyms and more are at your disposal on & around Western Road, the hardest part will be choosing what to eat & how to amuse yourself every day!



Picture this...

If you're looking for excitement and that cosmopolitan lifestyle that this City is so well known for then this is certainly the property for you as everything is just a few steps outside your front door...

For any sea swimmers, paddle boarders and beach goes the seafront is moments away which is amazingly convenient in the summer months!



Accommodation

FIRST FLOOR

Stairs rising to:

SECOND FLOOR

ENTRANCE HALL

BEDROOM TWO

11' 0" x 5' 2" (3.35m x 1.57m)

LOUNGE / DINER

12' 7" x 10' 1" (3.84m x 3.07m)

BATHROOM

SEPARATE KITCHEN

10' 0" x 6' 5" (3.05m x 1.96m)

THIRD FLOOR

BEDROOM ONE

16' 7" x 11' 8" (5.05m x 3.56m)





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	68 D	75 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.

Phillips & Still

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www.phillipsandstill.co.uk