



New Church Road, Hove, BN3 4EB

welcome to

New Church Road, Hove

Welcome to this beautiful renovated three-bedroom, two-bathroom apartment with a share of the freehold, perfectly blending period charm with modern living. Ideally located in the sought-after New Church Road area, the property offers spacious accommodation close to Hove's seafront and amenities.



Welcome to this exceptional renovated three-bedroom, two-bathroom apartment, perfectly blending period charm with modern living. Ideally located in the sought-after New Church Road area, the property offers spacious accommodation close to Hove's seafront, excellent local amenities, and convenient transport links via Portslade Railway Station.

Accessed through a private ground-floor entrance, stairs rise to a bright and spacious landing that serves as the heart of the home. To the front, the elegant living room benefits from a large bay window, high ceilings, and an attractive original fireplace, creating a light-filled and inviting space.

The generously sized kitchen is a standout feature, offering ample storage, extensive worktop space, and room for a family dining table. Dual-aspect windows flood the room with natural light, making it ideal for both everyday living and entertaining.

The apartment further comprises three well-proportioned bedrooms and two stylish bathrooms, including a principal bedroom with en-suite facilities.

Combining character, space, and an exceptional location, this impressive home presents a rare opportunity to enjoy the very best of coastal living in one of Hove's most desirable neighbourhoods.

AGENT NOTE - Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Total floor area 95.3 m² (1,025 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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- Just under 1100 SQFT
- SHARE OF FREEHOLD
- Seafront close by
- Balcony
- Easy access to local amenities
- Close proximity to Portslade Station

Tenure: Leasehold EPC Rating: D

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 05 Jan 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£400,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/CRH110558



Property Ref:
CRH110558 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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