

ELLIOTTS

45 Sussex Court, Hove, BN3 3AS

Price £250,000





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- Fourth Floor (Lift) Apartment
- c21' Living Room
- Double Bedroom
- Exceptional Communal Areas
- Central Hove Location
- Separate Kitchen
- Gas Central Heating
- No Ongoing Chain

GUIDE PRICE:

£250,000-£265,000

Elliotts are delighted to offer for sale this spacious 4TH FLOOR (lift) purpose built apartment in this prime CENTRAL HOVE LOCATION adjacent to SUSSEX CRICKET GROUND, with a large c21' LIVING ROOM, SEPARATE KITCHEN, a good SIZE DOUBLE BEDROOM, independent GAS CENTRAL HEATING, with a COMMUNAL GARDEN for exclusive use of the residents, offered with NO ONGOING CHAIN



FOURTH FLOOR

Living Room	21'1" x 10'6" (6.43 x 3.20)
Kitchen	14'6" x 6'1" (4.42 x 1.85)
Bedroom	14'6" x 9'1" (4.42 x 2.77)
Bathroom	6'09" x 6'08" (2.06 x 2.03)





Directions





Floor Plans

45 Sussex Court



Total Area: 558 ft² ... 51.9 m²

All measurements are approximate and for display purposes only

Location Map

Energy Performance Graph

Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Hove Office on 01273 773399 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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