

ELLIOTTS

Working hard for you



29 Albany Towers, St. Catherines Terrace,

Price £425,000 Leasehold – Share of Freehold

ELLIOTTS are delighted to offer this BRIGHT, fifth floor, SOUTH ASPECT BALCONY flat, SECURE ALLOCATED UNDERGROUND CAR PARKING, popular PURPOSE BUILT block on HOVE SEAFRONT with SEA VIEWS, IMMEDIATELY located just a SHORT WALK to all of Hove City Centre's many AMENITIES, offered for sale with NO ON-GOING CHAIN.

- No On-Going Chain
- Sea Views
- Share of Freehold
- Allocated Secure Underground Parking
- Two Double Bedrooms
- Passenger Lift
- South Aspect Balcony
- Large South Aspect Lounge/Diner
- Separate Kitchen
- Live-in Caretaker



www.elliottsestateagents.co.uk

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Registered No 2829245

Registered Office: 2 Church Road, Hove, East Sussex, BN3 2FL

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This extremely bright and spacious apartment, refurbished by its current owners to a very high standard sits right on the doorstep of Hove's seafront. From its position on the fifth floor (passenger lift), the balcony offers stunning views along the coastline.

Situated in a popular and well-maintained purpose-built block means this apartment is very well proportioned. A long entrance hallway leads to the lounge and dining area with direct access through almost full width patio doors to the south facing balcony. There are two double bedrooms, with the main bedroom being particularly spacious has the advantage of built in sliding wardrobes that run the length of the room. The second bedroom is large enough to accommodate a double bed and home office. The separate kitchen is modern, well laid out has built in cooking appliances including an integrated fridge/freezer and dishwasher. A beautiful bathroom includes a walk in shower and has the advantage of a window. Adjacent is a utility cupboard with space for a washing machine and tumble dryer. Further along the hallway sits a generous walk-in cupboard for storage as well.

Further advantages to the apartment are that it has its own allocated space in the secure underground car park, secure bike storage, a passenger lift and the block is overseen by a live-in caretaker.



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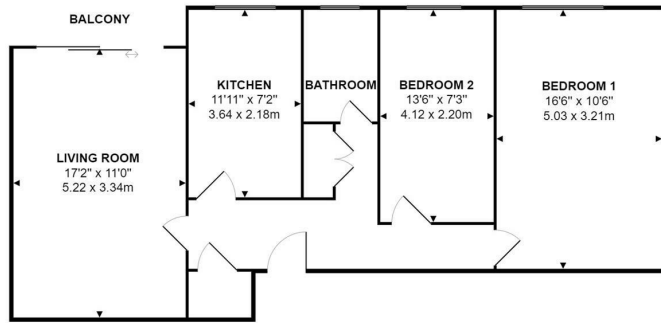
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Total Area: 765 ft² ... 71.0 m²

All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
102 (max)	A		
69-91	B		
39-68	C	76	80
15-38	D		
9-14	E		
1-8	F		
0	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England & Wales

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