

ELLIOTTS

Working hard for you



128A, Westbourne Street, Hove, BN3 5FB

Guide Price £300,000 Share of Freehold

Elliotts are delighted to offer for sale a very well presented ground floor apartment in this sought after Poet's location with benefits which include a private entrance, West facing rear garden, lounge, kitchen & double bedroom, whilst also having the advantage of low-outgoings and a share of freehold.

- Private West Rear Garden
- Wooden Shutters Throughout
- Double Bedroom
- Separate Kitchen
- Private Entrance
- Share of Freehold
- Poets Location
- Ideal FTB/Buy to let
- Close to Station
- Gas Central Heating



www.elliottsestateagents.co.uk

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Westbourne Street is located in the highly popular Poet's location and has the advantage of easy access to both Aldrington & Hove station, making it an ideal purchase for FTB's looking to commute and BTL investors also.

The apartment is approached from a private entrance in Montgomery street and accommodation briefly comprises; entrance hallway, lounge with a bay window and wooden shutters, separate well fitted modern kitchen, good sized double bedroom with wooden shutters and door giving access to the garden. Off the hallway there is also a modern fitted white bathroom suite with shower over.

The apartment also has a super South & West aspect rear garden, which is laid to large pebbles, has a decked area and gate giving side/rear access.



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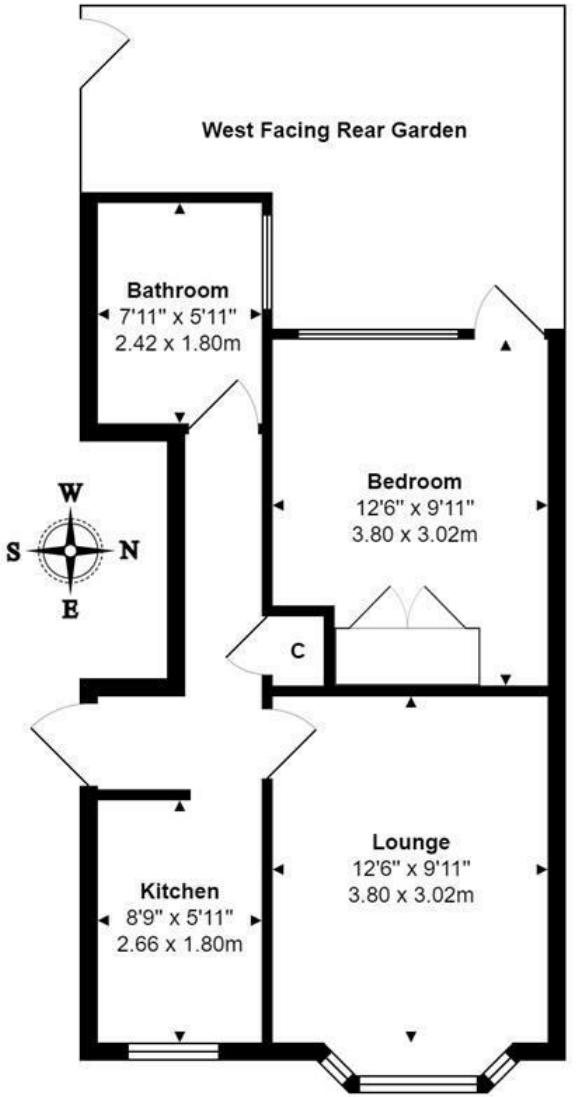
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All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
102-120 kWh	A		
81-101 kWh	B		
61-80 kWh	C	67	74
41-60 kWh	D		
21-40 kWh	E		
1-20 kWh	F		
0 kWh	G		

Not energy efficient - higher running costs

England & Wales ECU Directive 2002/91/EC

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