

ELLIOTTS

16 Sandringham Lodge Palmeira Avenue, Offers Over £325,000





16 Sandringham Lodge Palmeira Avenue

Hove BN3 3GA

Elliotts are delighted to offer for sale a two double bedroom 3rd floor apartment with a passenger lift and a well laid out total floor area of 69 Sq.Mt (748 Sq.Ft).

Accommodation includes 16' lounge, 11' West facing kitchen, two double bedrooms and a large bathroom/WC.

The apartment is situated within this popular low rise block, located in the heart of central Hove, within a short walk of Church Road and Western Road's comprehensive facilities and amenities



- **Third Floor PB Apartment**
- **Two Double Bedrooms**
- **Separate West Facing Kitchen**
- **Bathroom/WC**
- **No Ongoing Chain**

- **69 Sq.Mt / 748 Sq.Ft**
- **16' Lounge / Dining Room**
- **Central Hove Location**
- **Gas Central Heating / Double Glazing**
- **New Lease on Completion**



An opportunity to acquire this well laid out, third floor (passenger lift), purpose built apartment within this low rise purpose built block, being located in the very heart of central Hove, adjacent to both Church Road and Western Road with their comprehensive range of shopping facilities and amenities, as well as being within easy walking distance of the wide open spaces of Hove Lawns and Hove mainline railway station.

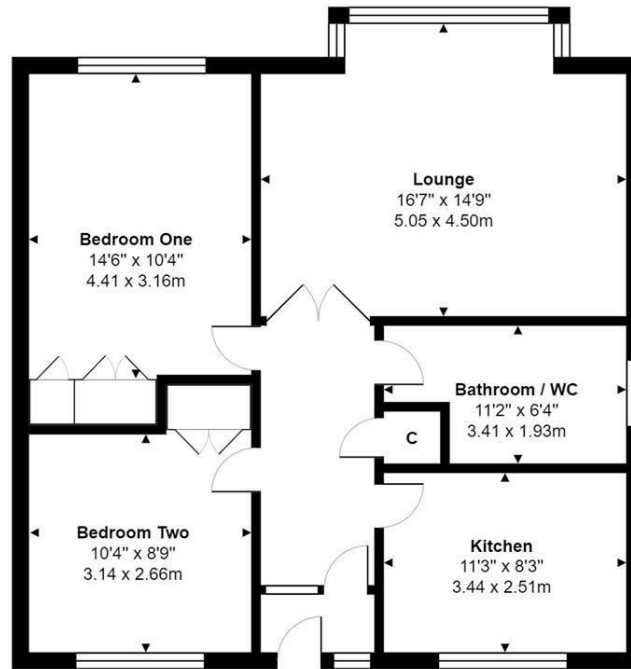
The apartment has a spacious feel, enjoying a dual East and West aspect with good size 16' lounge/dining room into bay, with the additional advantage of a separate West facing kitchen fitted to a modern standard.

Furthermore, there are two double bedrooms and a modern bathroom/WC. The property has gas central heating, double glazing throughout and presented in good decorative order and also has useful built-in storage cupboards.

The property will be sold with the advantage of a long lease, as well as being offered with the advantage of no ongoing chain. It's also worth noting that a passenger lift gives access to the third floor.



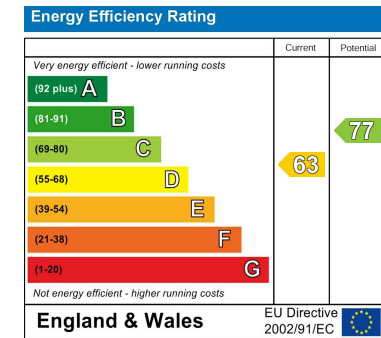
Floorplan



Total Area: 748 ft² ... 69.5 m²

All measurements are approximate and for display purposes only

Energy Performance Graph



Viewing

Please contact us 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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