

ELLIOTTS

Flat 10, 1 First Avenue, Hove

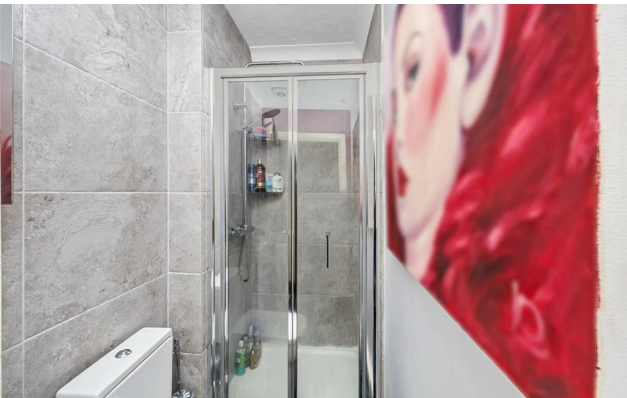
£640,000 Share of Freehold





10, 1 First Avenue, Hove, BN3 2FG

Elliotts are delighted to offer for sale a superbly presented and especially large (125 Sq.Ft / 1350 Sq.Mt) top-floor apartment located alongside Hove Lawns and the seafront, in one of the renowned avenues. Boasting three double bedrooms, a 15' x 14 South facing lounge, a large kitchen and two bathrooms, the apartment also benefits from a lift and includes a share of the freehold.



- **Superb Top Floor Apartment**
- **Partial Sea Views**
- **18' South Facing Kitchen**
- **Bathroom/WC**
- **Central Hove Location**

- **125 Sq.Mt / 1350 Sq.Ft**
- **Passenger Lift**
- **Three Double Bedrooms**
- **Separate Shower Room/WC**
- **Superbly Presented**



Situated on the top floor and benefiting from a passenger lift, this expansive apartment occupies a distinguished position within an elegant yellow brick Victorian Villa, nestled in one of Hove's most coveted locations near the seafront.

Highlights include a generously sized central lounge, a customized fitted kitchen spacious enough for dining, three double bedrooms each equipped with built-in cupboard space, a modern bathroom suite, and an additional shower room, the property combines contemporary comfort with timeless charm. Notable period features include sash windows, intricate cornicing throughout, and a full-length Victorian skylight, creating an unusually bright ambiance. The lounge features a delightful window seat strategically placed to offer captivating sea views, and ample storage solutions enhance the practicality of the property.

Nestled between the captivating seafront, beach, and promenade at one end, and the vibrant café culture of Church Road at the other, First Avenue stands out as one of the most coveted locations in Hove.

For those seeking diverse shopping, bars, and restaurants, the options are abundant, with high street stores and amenities along Western Road and in Brighton City Centre within close proximity.

Conveniently connected by numerous bus services that traverse the city and extend to nearby villages and Devil's Dyke, First Avenue also benefits from the proximity of Hove train station, just over half a mile away. This station offers regular mainline links, facilitating an easy commute for residents to London and Gatwick.

Situated in Parking Zone N, which spans from the seafront to Hove train station, this charming flat is currently in Council Tax band D.





Floorplan



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.

2 Church Road, Hove, East Sussex, BN3 2FL

Tel: 01273 773399 Email: mail@elliottsestateagents.co.uk Website: www.elliottsestateagents.co.uk