

## 56C DENMARK VILLAS

HOVE, BN3 3TE

£270,000  
SHARE OF FREEHOLD

Superb apartment located on the first floor of this attractive and very well maintained period building. Beautifully presented and benefitting from high ceilings, west facing bay windows and plenty of natural light throughout, the accommodation comprises; open plan lounge kitchen, double bedroom with fitted wardrobes and modern bathroom. Additional benefits include a share of freehold and no onward chain.

The location will appeal to many being within moments of Hove mainline station offering regular and direct links to London. Popular coffee shops, restaurants and local shops can be found in almost every location whilst Hove seafront and Hove Park are both easily accessible.

**Nicholas  
James**

SALES LETTINGS AUCTIONS

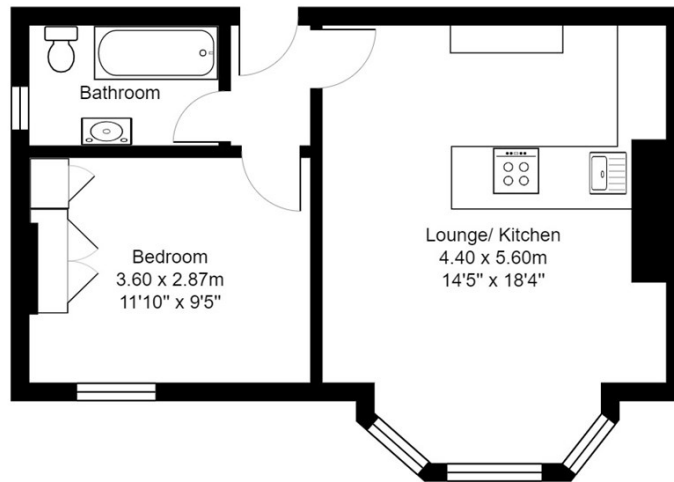












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Total Area: 40.1 m<sup>2</sup> ... 432 ft<sup>2</sup>

All measurements are approximate and for display purposes only.



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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