



THE OVAL, 105A WOODLAND DRIVE HOVE, BN3 6DF

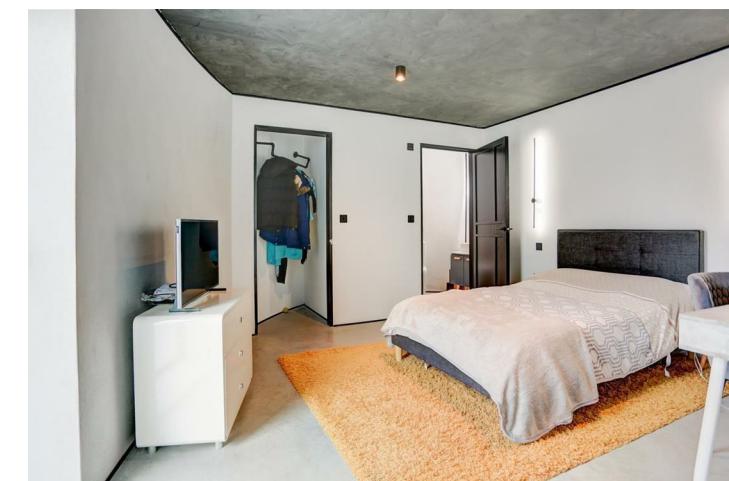
GUIDE PRICE £1,100,000+
FREEHOLD

For Sale by Auction 31st January 2024 An impressive detached family home built in 2022, designed to be as eco-friendly as possible.

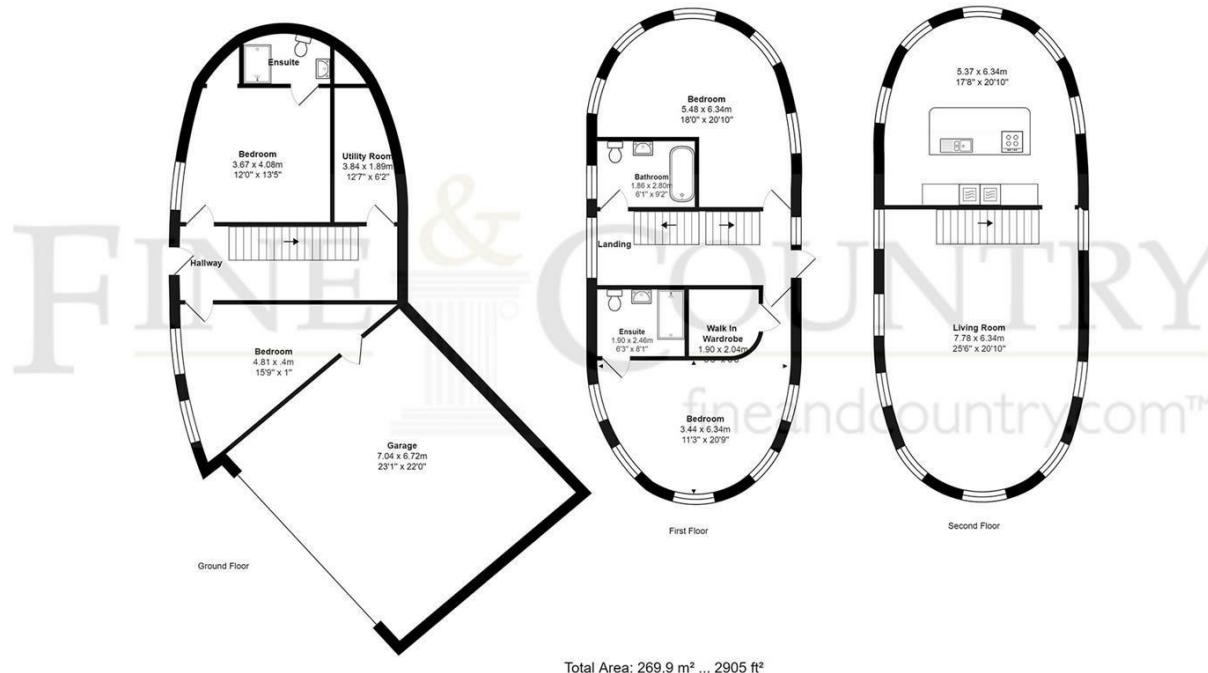
The property is rated EPC A with 12 x 6.6kw solar panels, underfloor heating and air source heat pump. The property provides 4 bedrooms, a large garage with 3.5m floor to ceiling height and plunge pool in the garden. The property would make a fabulous family home or investment property either as a holiday let or on a traditional AST. Please refer to the legal pack for further details.

**Nicholas
James**

SALES LETTINGS AUCTIONS







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		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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SALES LETTINGS AUCTIONS