



Queen Victoria Avenue, Hove, BN3 6XB
£995,000



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SELLING HOMES
IN BRIGHTON
& HOVE
SINCE 2002

Queen Victoria Avenue, Hove, BN3 6XB

£995,000

A truly fantastic five-bedroom detached family home, situated in this highly sought-after residential location and enjoying stunning far-reaching rooftop and sea views. Recently refurbished throughout, the property is beautifully presented and further benefits from off-road parking for multiple vehicles and an attractive south-facing garden.





Further Information

Set behind a large driveway, the accommodation comprises a spacious entrance hall, cloakroom, reception room with sliding doors leading to the garden, and a bright and exceptionally spacious living/dining room with further sliding doors to the garden. There is also a beautiful modern kitchen, utility room and useful storage room. To the first floor are four bedrooms, all with fitted storage, one of which benefits from an en suite shower room, together with a family bathroom. The second floor provides an excellent-sized fifth bedroom and substantial eaves storage.

To the rear is a fantastic south-facing garden with a raised decked terrace and lawned area, attractive views and useful side access on both sides of the property. The recent refurbishment means the house is presented in excellent order throughout, with further benefits including far-reaching rooftop and sea views from all floors. Offered for sale with no onward chain, early and internal viewing is strongly recommended to fully appreciate the space, finish and position of this impressive family home.

Queen Victoria Avenue is well positioned within Hove, close to Hove Park and the surrounding green spaces, with a range of local shops and amenities within easy reach. The area is well connected by road and public transport, with Hove and Aldrington stations providing regular rail services, while the A23 is also readily accessible. The seafront and central Hove are within straightforward reach, making this a convenient location for both everyday amenities and access into Brighton and beyond.

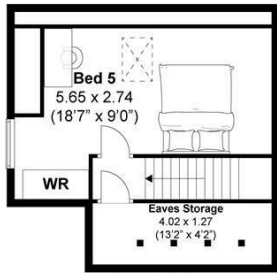


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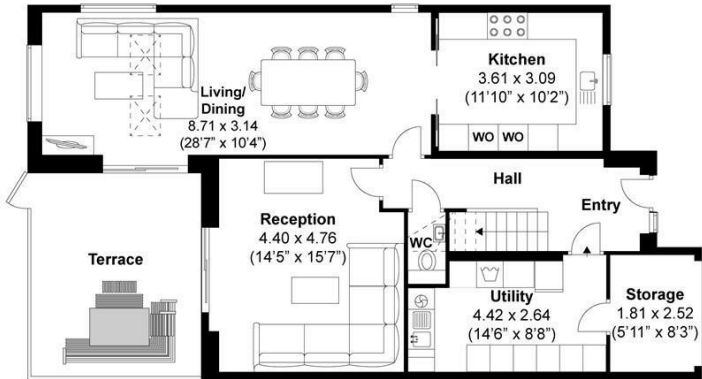
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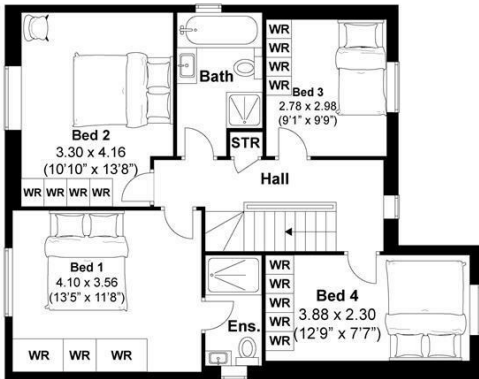
Approximately 192.9 sqm (2076 sqft)



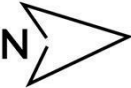
TOP FLOOR



GROUND FLOOR



FIRST FLOOR



Disclaimer:

The measurements are approximate and are for illustration purposes only. The dimensions are measured internally and in metres and feet. We do not take any responsibility for errors and/or omissions. If you require further verification please discuss with the buyer/owner of the property.



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The above information has been provided by the vendor in good faith, but will need verification by the purchaser's solicitor. Any areas, measurements or distances referred to are given as a guide only and are not precise. Floor plans are not drawn to scale and are provided only to help illustrate the general layout of the property. The mention of any appliances and/or services in this description does not imply that they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. It should not be assumed that any contents, furnishings or other items shown in photographs (which may have been taken with a wide angle lens) are included in the sale. Any reference to alterations to, or use of, any part of the property is not a statement that the necessary planning, building regulations, listed buildings or other consents have been obtained. We endeavour to make our details accurate and reliable, but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not give any warranty in relation to the property and we have no authority to do so on their behalf.

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	75	82
		EU Directive 2002/91/EC

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