



Jack Taggart & Co

RESIDENTIAL SALES AND LETTINGS

PRICE GUIDE

£325,000

Rectory close, Glebe Villas

Hove, BN3 5SS

PROPERTY SUMMARY

GUIDE PRICE £325,000 - £350,000Nestled perfectly between the vibrant Portland Road and the tranquil New Church Road, this beautifully proportioned two-bedroom ground floor apartment offers an ideal blend of character, practicality, and modern living. Featuring its own private entrance and a delightful south/west-facing garden, this property is a welcoming sanctuary, designed to meet the needs of relaxation, entertaining, and everyday convenience.

Upon entering through the private entrance, you'll find a central hallway that seamlessly connects all rooms, creating a smooth flow throughout the apartment. The lounge is bright and inviting, with large windows that fill the room with natural light, making it the heart of the home. This spacious area is perfect for unwinding after a long day or hosting gatherings with friends and family. The main bedroom is generously sized, offering a serene and peaceful retreat. With ample space for a king-size bed and additional furniture, this room is as practical as it is cozy. The second bedroom provides versatility, making it an excellent choice for guests, a home office, or even a creative studio to suit your needs.

The kitchen is a standout feature, combining style and functionality. With modern fitted units, ample counter space, and room for appliances, it's a dream for culinary enthusiasts. The kitchen's thoughtful design makes meal preparation a pleasure, while its contemporary aesthetic adds charm to the home. Completing the interior is a stylish bathroom, fitted with a classic white suite and accented by elegant blue-tiled walls, creating a space that is both functional and visually appealing.

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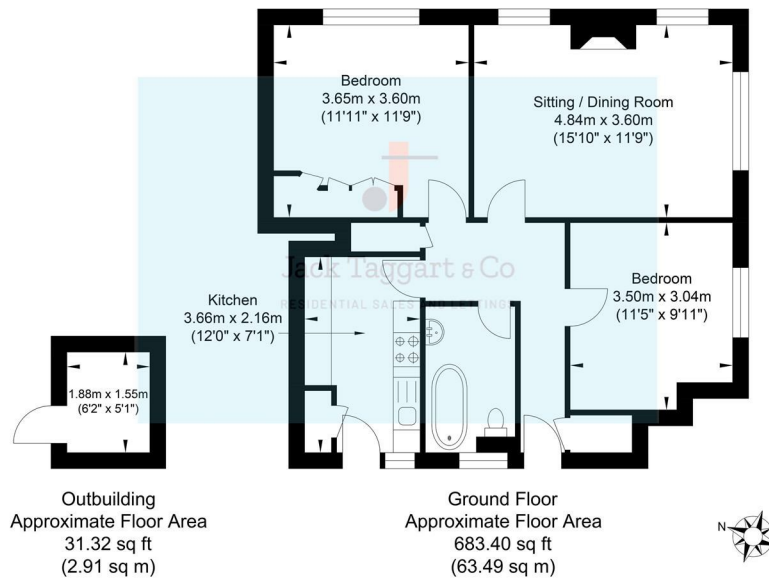
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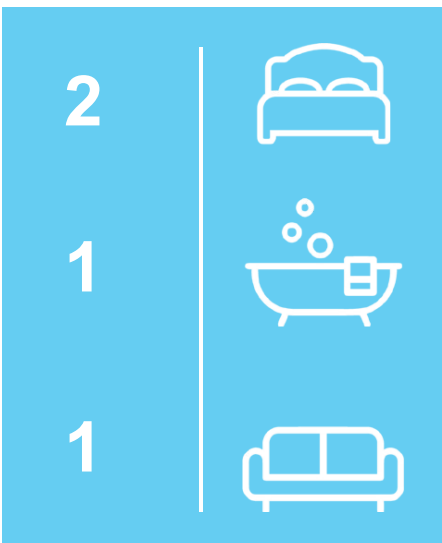




Glebe Villas

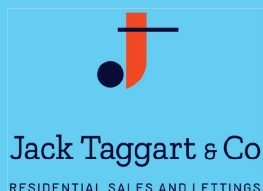


Approximate Gross Internal Area (Excluding Outbuilding) = 63.49 sq m / 683.40 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



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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