



Jack Taggart & Co

RESIDENTIAL SALES AND LETTINGS



PRICE GUIDE

£550,000

Bramber Avenue

Hove, BN3 8GW

PROPERTY SUMMARY

Guide price £550,000 - £575,000

Jack Taggart & Co are proud to present to the market this exceptional, newly refurbished three double bed family home with garden office and additional annex space, perfect for guests or additional income.

Upon entering this property, you are instantly welcomed by a bright and spacious porch and hallway that guides you into your vast open plan kitchen/living space.

The extensive open plan living space is an ideal space for entertaining as it stretched over 22 ft in length and exhibits wooden floors, white walls, and numerous spotlights overhead. There is also under-stair storage.

Even though its open plan, the kitchen is beautifully tucked at the back of the property and presents neutral bespoke cupboards, real wood countertop, built in white goods and a tiled floor which is designed well to distinguish the separate areas. Also, on this floor is a single WC and hand basin.

The annex/study is a brilliant additional space and has been completed to the highest standards and offers a small kitchenette, ample space for bed and furniture, storage cupboard and ensuite shower room. The additional annex space is also on the ground floor and can be accessed from outside or within the living space, this provides the ability to isolate from the main property and can be rented or AirBnB.

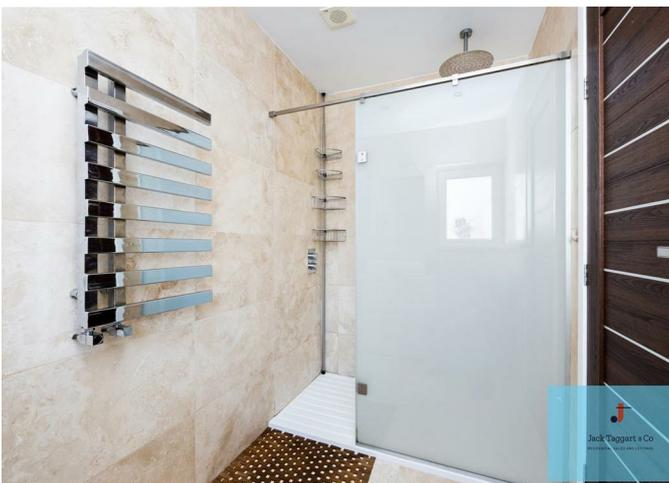
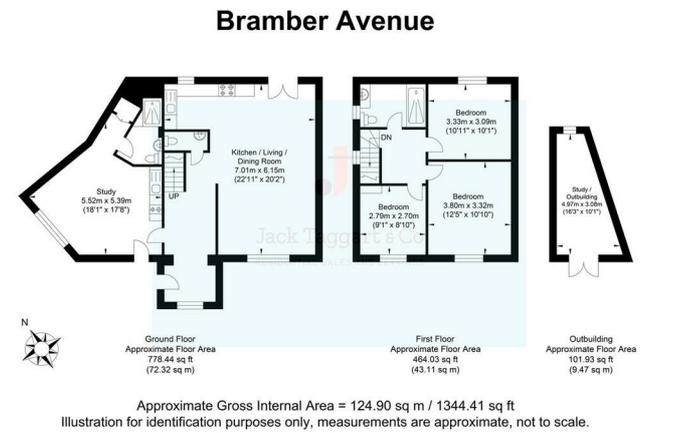
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales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