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## 1E, 56 Brunswick Place

Hove, BN3 1NB

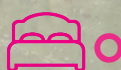
**Offers In The Region Of £170,000**

A lower ground floor, rear studio flat forming part of a Grade II Listed residence conveniently situated adjacent to Western Road and Hove seafront in good order, with the added benefit of a long lease and NO ONWARD CHAIN.

### Viewing

Please contact our Austin Gray Residential Office on 01273 232232

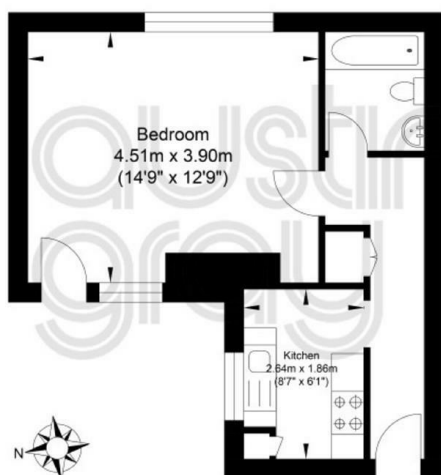
If you wish to arrange a viewing appointment for this property or require further information





## Floor Plan

### Brunswick Place, Hove



Approximate Floor Area  
340.78 sq ft  
(31.66 sq m)

Approximate Gross Internal Area = 31.66 sq m / 340.78 sq ft  
Illustration for identification purposes only, measurements are approximate, not to scale.  
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## Area Map

### Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(48-54) <b>E</b>		
(39-47) <b>F</b>		
(31-38) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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