



## 21 Newtown Road

Hove, BN3 6AA

### Offers In Excess Of £600,000

Situated on a popular residential road only moments from Hove Park and Hove Mainline Station, this charming three-bedroom terraced home offers an exceptional opportunity to acquire a property with character and scope to modernise.

Approaching the property and to the right is a neatly paved front garden. Upon entering the front door and through to the first room at the front is the spacious south facing living room with high ceilings and a large bay window.

Following down the hallway with understairs storage, is the second reception room with a window looking out onto the rear garden- this is a versatile space that can be used as a dining room, home office or a playroom depending on your needs.

At the back of the property is the fitted kitchen with modern appliances including induction hob, washing machine and fridge, and a glazed door leads out to the rear facing garden, a peaceful, low-maintenance space with paved patio and scope for further landscaping. Behind the kitchen is the first of two bathrooms with this one also a separate shower and W/C.

On the first floor are of three bedrooms, a bathroom separate W/C. Access can be gained to the loft space which provides the opportunity to create additional accommodation SNPP.

- No Chain
- Three Bedrooms
- Two Reception Rooms
- Modern Fitted Kitchen
- Two Bathrooms
- Potential for Loft Conversion ( SNPP )
- Moments from Hove Mainline Station and Hove Park
- Sole Agents
- Council Tax Band B

### 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.



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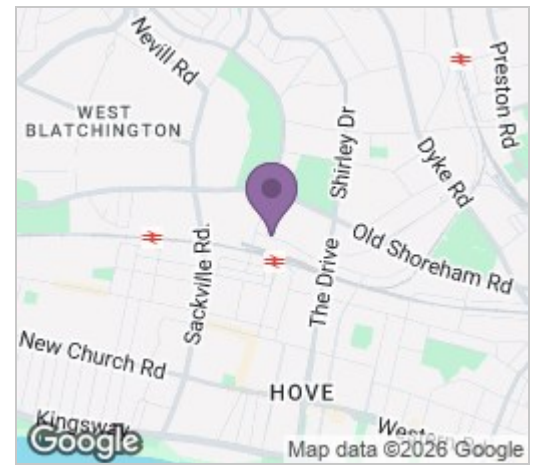


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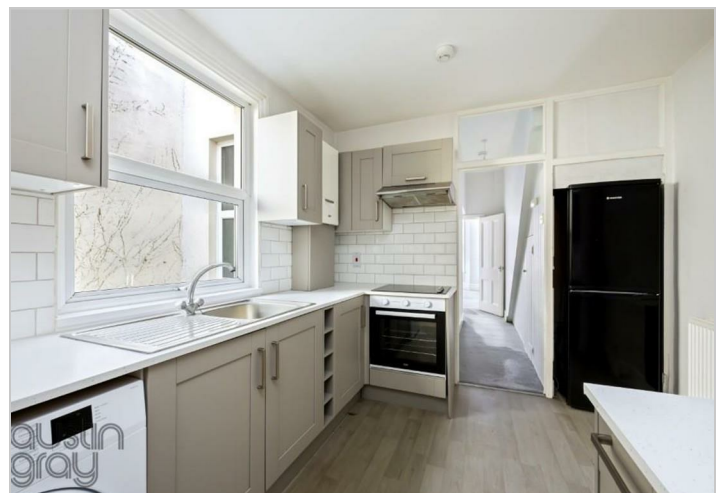
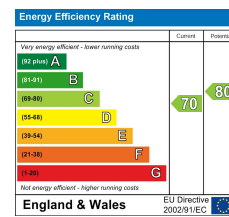
## Floor Plan



## Area Map



## Energy Efficiency Graph



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austin gray  
 first floor office 123-125 dyke road, hove, bn3 1tj  
 Tel: 01273 232232  
 residential@austingray.co.uk  
 www.austingray.co.uk

austin gray