austin gray



177 Elm Drive

Hove, BN3 7JD

Price Guide £700,000

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177 Elm Drive

Set behind a charming red brick wall and hedge, a path leads through the front garden to a spacious open-plan kitchen and dining area with glossy cabinetry, a large island, and integrated appliances including a gas hob, double oven, microwave, and dishwasher. A separate utility room, under-stair storage, and a ground floor W/C add practicality, while wooden flooring flows throughout. The living room is particularly inviting, centred around a log burner between stained glass porthole windows, with doors opening into a conservatory that overlooks the thoughtfully designed rear garden, featuring patio, timber decking, AstroTurf, and three versatile outbuildings ideal for a home office, studio, or storage.







- Beautifully Presented Throughout
- Three Double Bedrooms
- Two Spacious Outbuildings
- Front and Rear Garden
- Potential To Convert Loft Space
- Modern Family Bathroom With Freestanding Tub
- Grass Easement At The Front
- Excellent School Catchment Location
- Council Tax Band: D









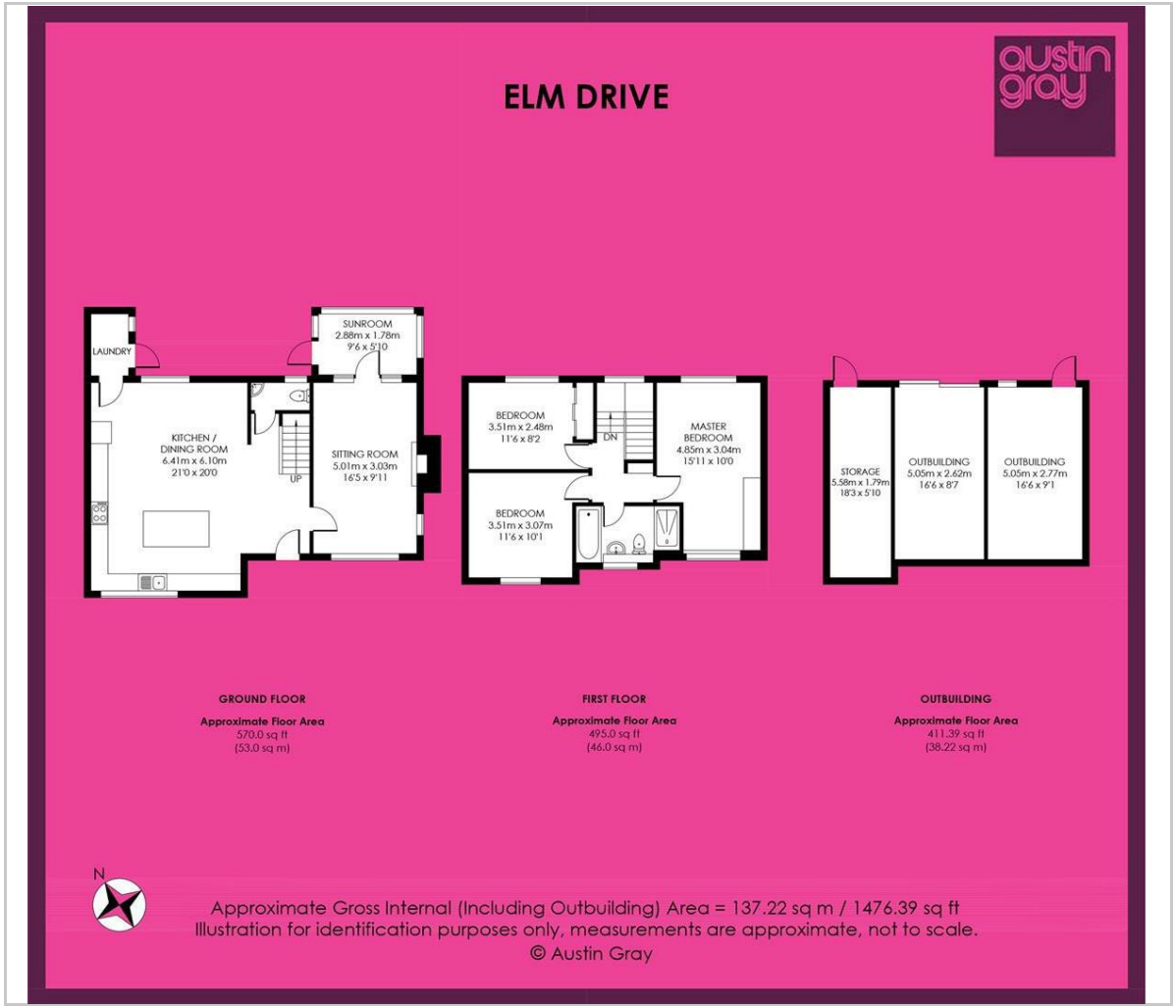
Upstairs, there are three well-proportioned double bedrooms and a modern family bathroom with both a bath and separate shower. The principal bedroom spans the full width of the property with fitted wardrobes and dual aspect views, while the remaining bedrooms also enjoy fitted storage and pleasant outlooks. There is further potential to convert the loft space (STNPP), offering scope to expand and personalise the home, along with the added benefit of a grass easement at the front.



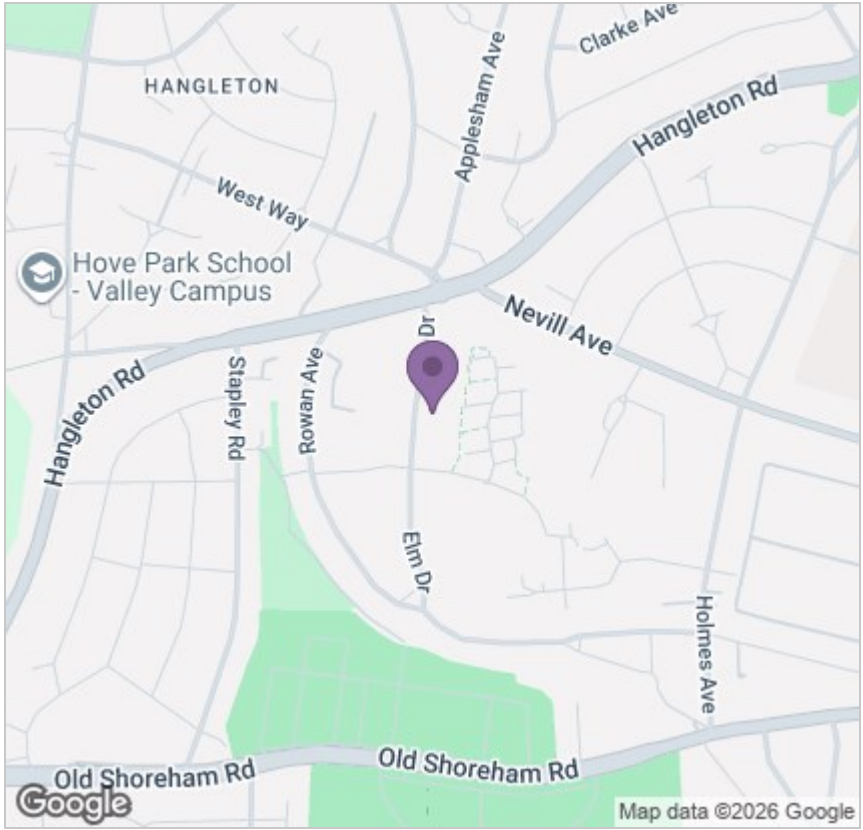




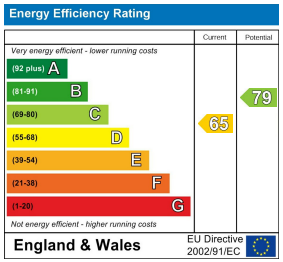
Floor Plan



Area Map



Energy Efficiency Graph



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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