austin gray



22 Portland Road

Hove, BN3 5DJ

Price Guide £375,000

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22 Portland Road

A substantial two-bedroom first-floor flat offering approximately 918 sq ft, with generous proportions, a versatile second bedroom and excellent potential, ideally situated close to Hove Station, the town centre and seafront.

The property features a large living room with bay window, creating a bright and spacious principal reception room, alongside a generous master bedroom. The smaller second bedroom would make an ideal guest bedroom, child's room or home office.

To the rear is a well-appointed kitchen/breakfast room with a lovely green outlook, while the bathroom benefits from both a full-sized bath and separate shower.

The property also benefits from a large loft space, offering potential for future conversion, subject to acquiring the relevant loft space and obtaining the necessary planning permissions and consents.













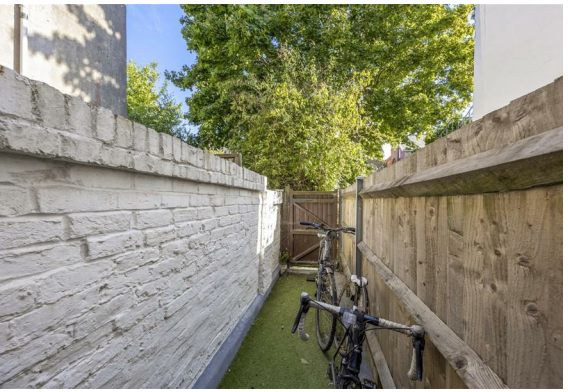


Further benefits include a share of the freehold, with the building managed by the residents and no set service charge. There is also communal bike storage on the ground floor.

Portland Road is perfectly positioned for Hove Station, the shops, cafés and restaurants of Portland Road and Church Road, as well as the seafront and beach.

A spacious and versatile apartment with excellent proportions, share of freehold and exciting future potential in a highly sought-after Hove location.

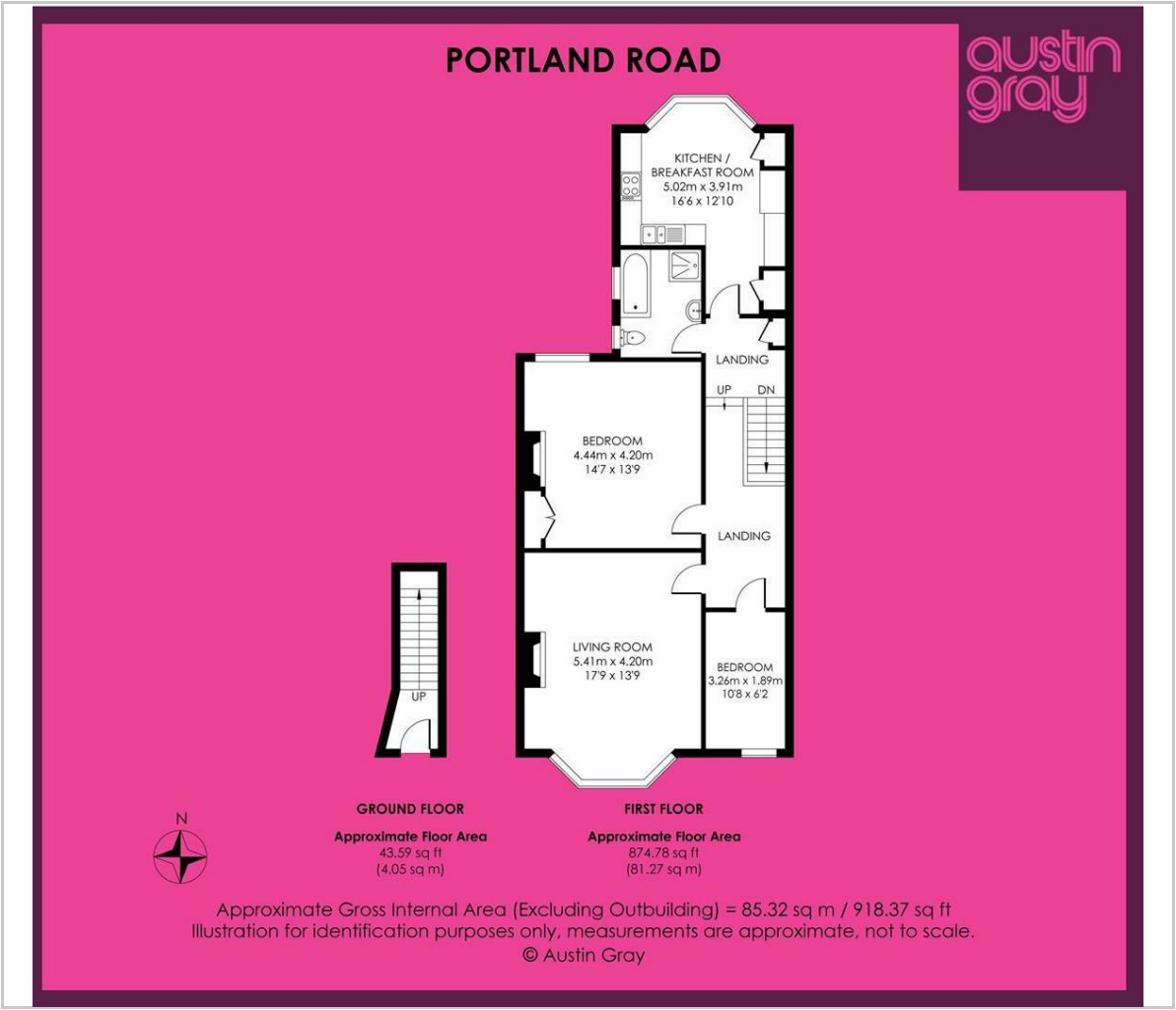
EPC rating: C
Tenure: Share of Freehold 953 Years remaining
Maintenance charges: Ad Hoc Service Charge managed by residents
Council tax band: B
Parking zone: R



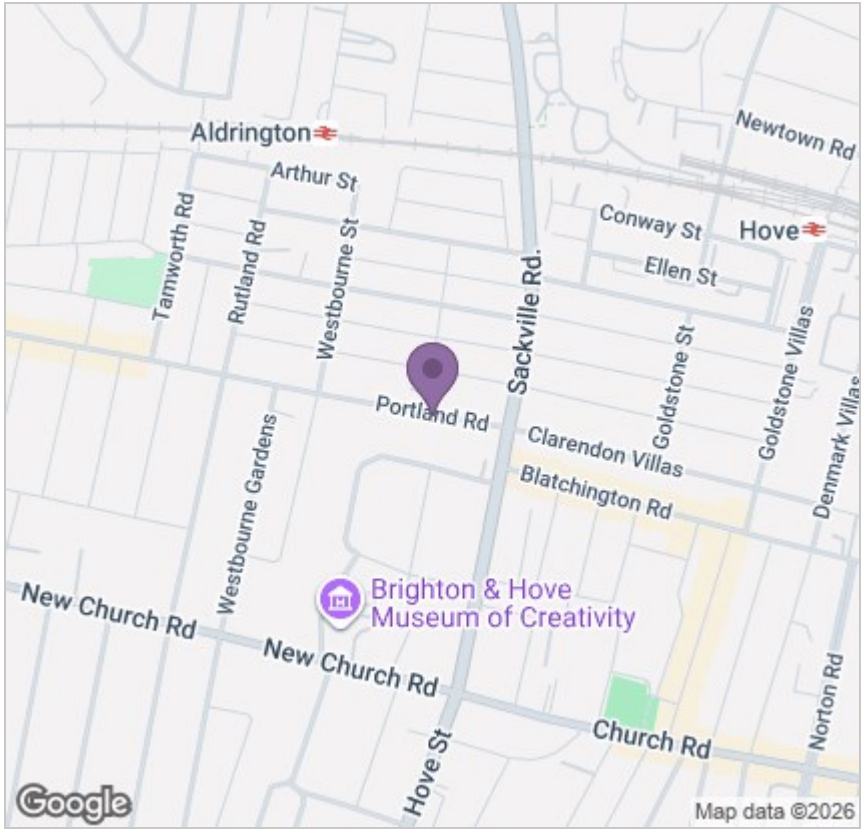




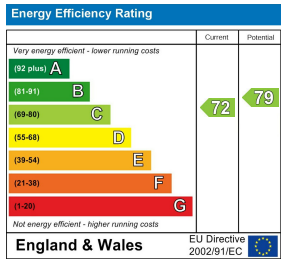
Floor Plan



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.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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