

SHARE OF FREEHOLD



Apartment (EPC Rating: E)

**FLAT 1, 116 LANSDOWNE PLACE, HOVE,  
BN3 1FJ**

Guide Price

**£170,000**

**ASTON  
VAUGHAN**  
Sales and Lettings



# 0 Bedroom Apartment located in Hove

**\*\*Guide Price £170,000 - £180,000\*\***

Welcome to this charming studio apartment, ideally situated with its own street entrance in the heart of Hove. Spanning just over 380 square feet, this cosy home is perfect for first-time buyers or those seeking an attractive buy-to-let investment.

As you step inside, you'll be greeted by a well-designed open-plan layout that maximises space and functionality. The living, dining, and sleeping areas flow seamlessly together, creating a flexible and inviting environment that can easily be tailored to suit your lifestyle.

The compact yet efficient kitchenette is designed to make the most of the available space, offering everything you need for everyday cooking. Large windows flood the apartment with natural light, creating a bright and welcoming atmosphere throughout.

Offered with no onward chain, this property provides a hassle-free move, making it an ideal option for those looking to settle in quickly. Whether you're a first-time buyer seeking a cosy retreat or an investor in search of a solid rental opportunity, this studio apartment offers excellent potential.

Situated in a prime location, you'll enjoy easy access to Hove's beautiful seafront, promenade, and Hove Lawns. Take a leisurely stroll along the beach, breathe in the fresh sea air, and soak up the stunning coastal views. Nearby, you'll find the tranquil green spaces of Palmeira Square, Brunswick Square, and St. Ann's Well Gardens—perfect for outdoor activities, relaxing picnics, or simply unwinding.

With its enviable location, close proximity to the beach, and abundance of nearby parks, this studio apartment offers a fantastic opportunity to embrace the best of Hove living. Don't miss out on making this delightful property your own.

Local schools include Brunswick Primary, Hove Park

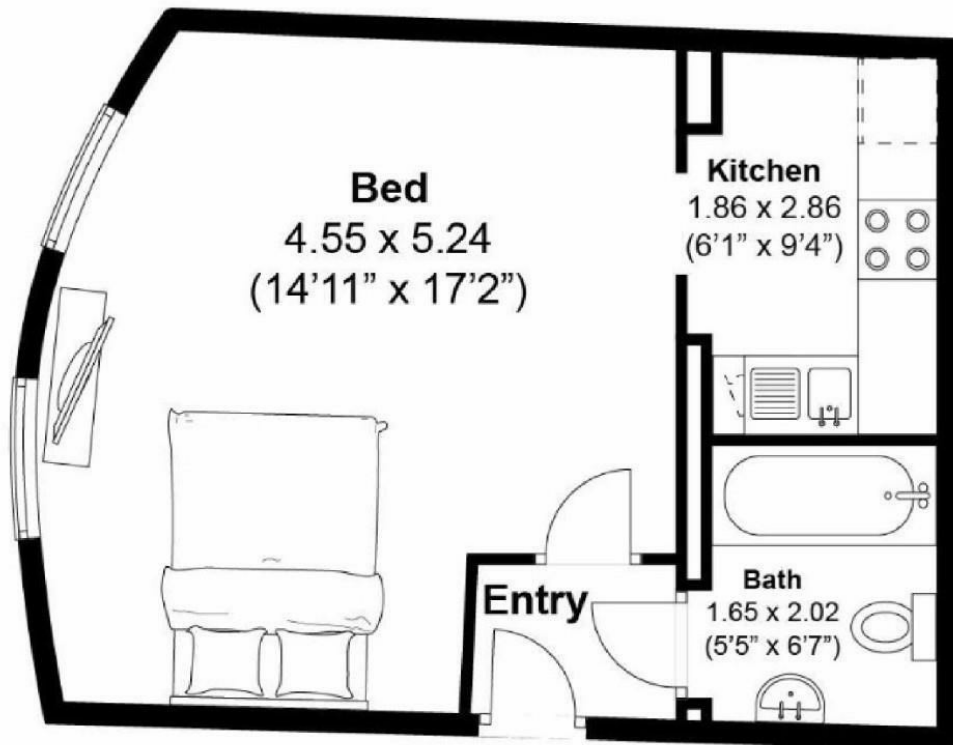
Secondary, and St. Mary Magdalen Catholic Primary School, with the prestigious Brighton and Hove High School and BIMM easily accessible.

Lansdowne Place falls within parking zone M, and the council tax band is A



# Lansdowne Place, Hove

Approximately 33.3 sqm (358.4 sqft)



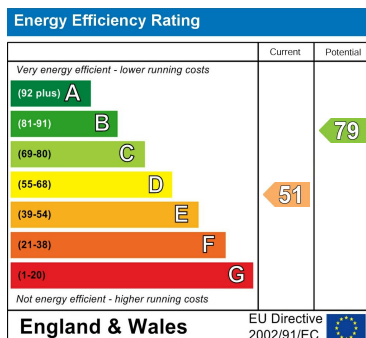
## Disclaimer:

The measurements are approximate and are for illustration purposes only.  
The dimensions are measured internally and in metres and feet. We do not take any responsibility for errors and/or omissions.  
If you require further verification please discuss with the buyer/owner of the property.

Council Tax Band

E

Energy Performance Graph



Call us on

01273 253000

[info@astonvaughan.co.uk](mailto:info@astonvaughan.co.uk)

[www.astonvaughan.co.uk](http://www.astonvaughan.co.uk)

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 are advised to recheck the measurements.