



8 Goldstone Court

Hove, BN3 6WS

Offers In The Region Of £250,000



A SPACIOUS TWO DOUBLE BEDROOM GROUND FLOOR FLAT IN A PURPOSE BUILT BLOCK WITH GARAGE BEING SOLD WITH NO CHAIN.

Situated in Windsor Close in the favoured Goldstone Valley area of Hove. Local shopping can be found in Queen Victoria Avenue as well as Hove town centre. Bus service can be found in Queen Victoria Avenue providing access to most parts of town. Hove Park is located within 1/2 mile of the property, as is easy access to A23/A27.



COMMUNAL ENTRANCE

Secure entry with entry phone system.

FRONT DOOR

Part glazed door opening into

ENTRANCE HALLWAY

Floor laid with wood effect laminate, dado rail, wall mounted radiator with thermostatic valve, wall mounted controls for central heating, tall cupboard with shelving, further tall cupboard electric fuse board, housing gas and electric meters, wall mounted entry phone system.

BEDROOM TWO 8'3 x 10'11 (2.51m x 3.33m)

Ceiling light point, double glazed window to the front of the property, radiator with thermostatic valve.

BEDROOM ONE 12'4 x 11'0 (3.76m x 3.35m)

Centralised ceiling light point, coved ceiling, double glazed window to the rear of the property, radiator with thermostatic valve.

LOUNGE 11'2 x 16'3 (3.40m x 4.95m)

Floor laid with wood effect laminate, dual aspect room with double glazed windows to the side and rear of the property, centralised ceiling light point, coved ceiling, T.V. aerial point, telephone point, radiator with thermostatic valve.

KITCHEN 8'11 x 11'0 (2.72m x 3.35m)

Fitted with a range of eye level and base units comprising of cupboards and drawers, electric oven, electric hob, extractor over, tiled splashbacks, composite one and a half bowl sink and drainer unit with mixer tap and rinser attachment, space and plumbing for washing machine, wood effect laminate flooring, coved ceiling, centralised ceiling light point, double glazed window to the front of the property, fitted blinds, space for breakfast table.

SHOWER ROOM 6'6 x 7'8 (1.98m x 2.34m)

Fitted with a large glass shower cubicle, mains operated rainfall style shower, rinser attachment, low level W.C. with concealed cistern, large vanity unit with storage drawers under, mixer waterfall tap, tiled floor to ceiling, radiator towel rail, wall mounted 'Worcester' combination boiler, double glazed window with obscure glass, centralised ceiling light point.

OUTSIDE

GARAGE

Up and over door. Number 8.

COUNCIL TAX

Band B

OUTGOINGS

We are advised by the seller of the following:

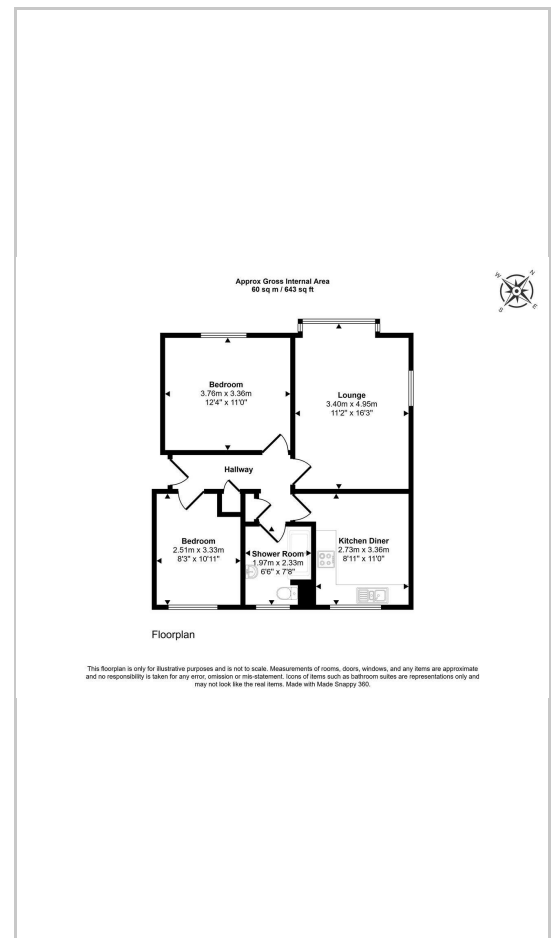
Maintenance: £2008 p.a.

Lease: Approximately 130 years remaining

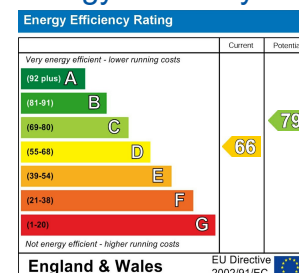
Area Map



Floor Plans



Energy Efficiency Graph



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