









## We know just the place...



We are delighted to offer this modern and beautifully modernized two bedroom ground floor apartment, which benefits from its own private west facing garden in the heart of Poets Corner, Hove.

As you enter from the communal parts, the hallway leads to the master bedroom and the living area. The master bedroom is to the front of the house, with bay windows and generous ceiling height. The reception is behind, with a window overlooking the rear garden and a doorway leading to the separate kitchen, which benefits from a range of white wall mounted and base units. There is space and plumbing for a washing machine and fridge freezer, as well as a hall leading to the second double bedroom and family bathroom.

Access to the garden is from the rear hallway, with plenty of useable space and is one of the larger outside spaces that Poets Corner has to offer. Aldrington Station is a short walk away, with many pubs, restaurants and cafe's available in Poets Corner itself and Portland Road offering Sainsbury's, Co-op and other independent shops.



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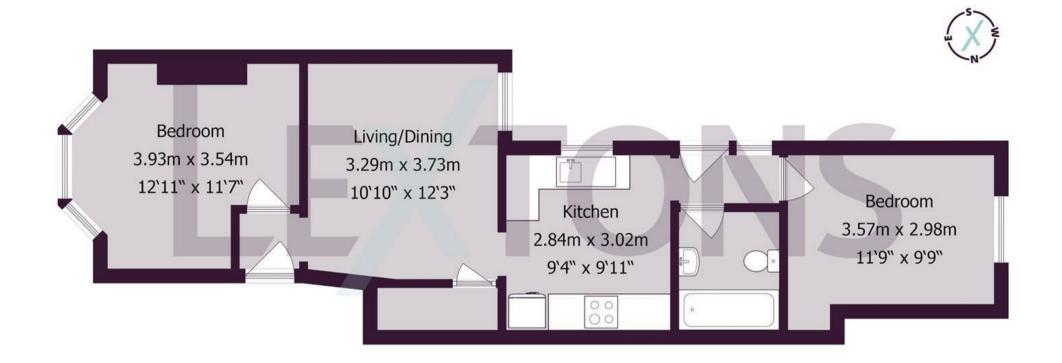


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Approximate gross internal floor area 52.5 sq m/ 565 sq ft

Whilst every care has been taken to ensure accuracy, dimensions are approximate and for illustrative purposes only.

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