

# Albany Villas

## Hove

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## About the property

A wonderful two double bedroom garden apartment set within an elegant Victorian building, just moments from the Hove seafront.

Beautifully arranged and full of period charm, this spacious and light-filled apartment exudes grandeur. The generous reception room features soaring ceilings, intricate cornicing, plantation shutters, and a large sash bay window that overlooks mature, tree-lined gardens—flooding the space with natural light.

The modern, well-appointed kitchen is both stylish and functional, while the contemporary family bathroom is thoughtfully laid out and finished to a high standard. The principal double bedroom boasts a grand ceiling height, intricate coving, and a large sash window with peaceful garden views. The second double bedroom is accessed via a short flight of stairs, offering a bright and tranquil space that also enjoys garden views—ideal for guests or a serene home office.

Outside, a large private section of garden provides a quiet retreat with two decked seating areas, a well-kept lawn, and a substantial garden shed—perfect for relaxing or entertaining.

Ideally located between Hove seafront and Church Road, the property is just moments from the beach and a short stroll to the area's vibrant cafés, independent shops, and restaurants. Hove Station is also within easy walking distance, offering excellent links for commuters.

A perfect blend of contemporary coastal living and timeless period elegance.

## Albany Villas Hove



2

BEDROOM

1

RECEPTION

1

BATHROOM













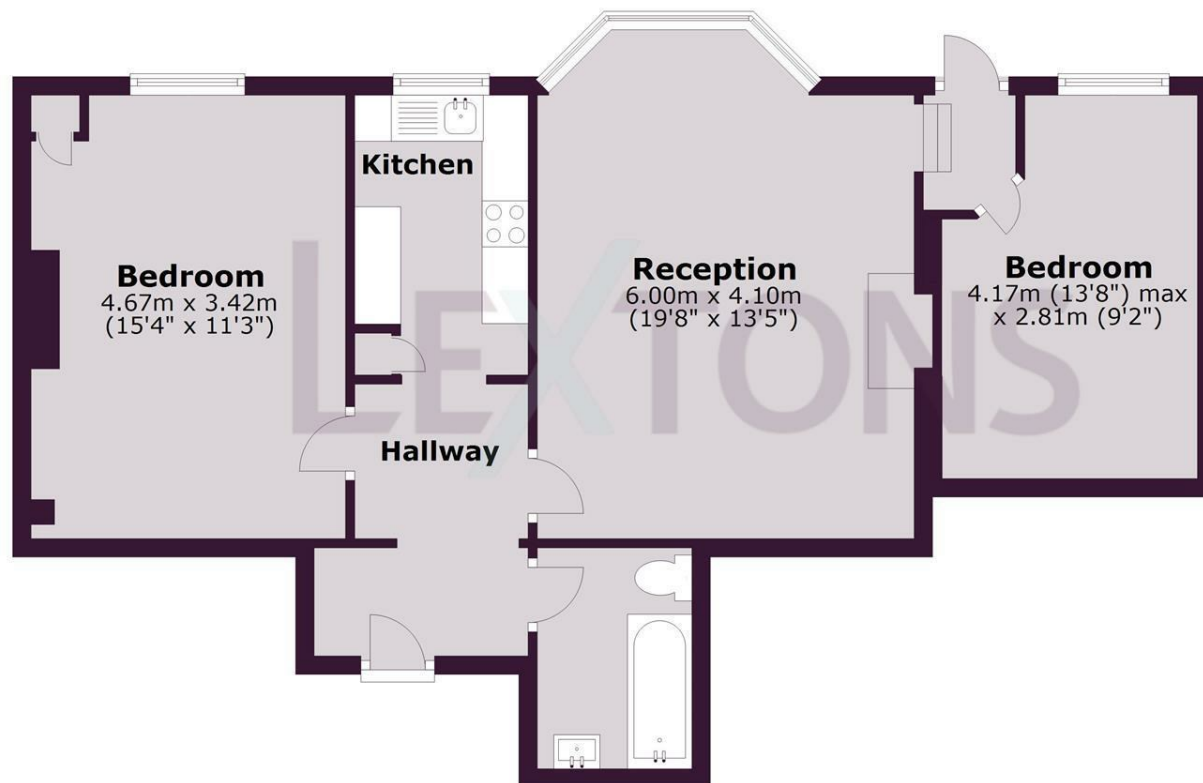




SCAN HERE TO OFFER ON THIS PROPERTY

## Ground Floor

Approx. 66.4 sq. metres (714.7 sq. feet)



Total area: approx. 66.4 sq. metres (714.7 sq. feet)

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         | 81        |
| (69-80) C                                   | 72                      |           |
| (55-68) D                                   |                         |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |

**LEX**TONS

Call our sales team to arrange  
a viewing appointment:

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