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47 Saxon Court 321 Kingsway

Hove, BN3 4ND

Offers In The Region Of £499,950

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COMMUNAL ENTRANCE
Door entry system.

LOBBY
Communal lift service or stairs to third floor.

PRIVATE FRONT DOOR
Opening into

ENTRANCE HALLWAY
Smoke detector, two ceiling light points, radiator with thermostatic valve, wall mounted care call alarm system , built in cloaks storage cupboard with hanging rail and shelving, wall mounted central heating control panel.

LOUNGE
16'10 x 9'7 (5.13m x 2.92m)
South easterly aspect with double glazed three quarter length tilt and turn window with Juliette balcony offering views across Hove Lagoon to the sea, further double glazed window to east offering views over Hove Lagoon to the sea and i360, two ceiling light points, ceiling mounted care call pull cord alarm system, two radiators with thermostatic valves, T.V. aerial point, telephone point, three wall light points, door to

KITCHEN
13'1 x 6'0 (3.99m x 1.83m)
Easterly aspect with double glazed window offering extensive views across Hove Lagoon, the sea and i360, ceiling light point, fitted extensive range of high gloss fronted eye level and base units comprising of cupboards and drawers with over sized handles, high gloss roll edge work surfaces, stainless steel single drainer sink unit with mixer tap, tiled splashbacks with feature mosaic style decorative tile, built in four plate electric hob with extractor hood over, separate 'Hotpoint' eye level fan assisted oven and grill with storage over and under, space for other appliance, breakfast bar area with chrome leg, radiator with thermostatic valve, cupboard housing 'Worcester' gas combination boiler for heating and hot water, ceiling care call pull cord .

BEDROOM ONE
14'6 x 8'10 (4.42m x 2.69m)
Easterly aspect with double glazed offering views across Hove Lagoon, the sea and i360, ceiling light point, ceiling care call pull cord, T.V. aerial point, telephone point, radiator with thermostatic valve, extensive built in wardrobes providing hanging space and shelving with mirror fronted sliding doors.

BEDROOM TWO
10'8 x 7'3 (3.25m x 2.21m)
Easterly aspect with double glazed window and views across Hove Lagoon, the sea and i360, ceiling light point, ceiling mounted care call pull cord, radiator with thermostatic valve, built in wardrobe with hanging space and shelving with sliding doors.

WET ROOM
7'7 x 6'0 (2.31m x 1.83m)
Fully tiled walls, feature mosaic style tile to dado level, feature vanity unit with inset sink with mixer tap and pop up waste, two pull out drawers under with chrome handles, low level W.C. with concealed cistern, wall mounted flush plate, easy access shower with fixed shower screen, wall mounted mains shower, three handrails, ceiling mounted clothes washing line, chrome ladder style radiator, ceiling light point, extractor fan, ceiling mounted care call pull cord, built in storage cupboard with shelving.

OUTSIDE
Landscaped communal gardens, resident and visitor parking available.

COMMUNAL FACILITIES
Excellent facilities including, communal lounge, kitchen and dining room, laundry room, 24 hour contactable house manager/team, regular social activities, hobby room, hairdressing, guest suite.

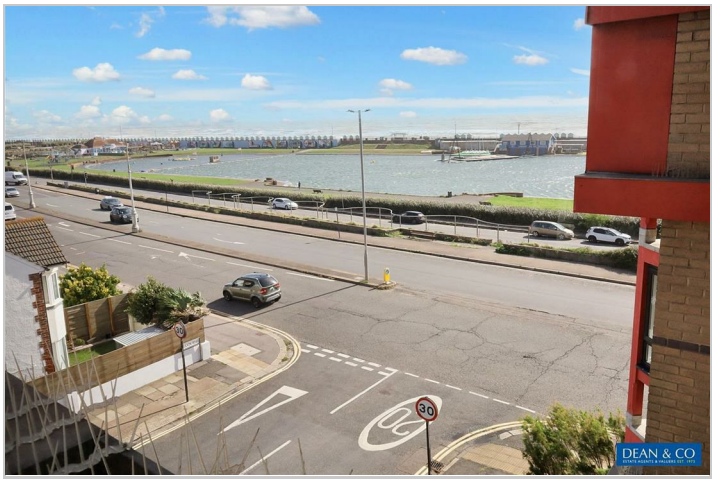
OUTGOINGS

Leasehold: 990 years from 24.06.1987
Service Charge: £831.12 per month. This includes water, housekeeping assistance, window cleaning, buildings insurance and 24 hour contactable manager.
Council Tax Band: D









Road Map



Hybrid Map

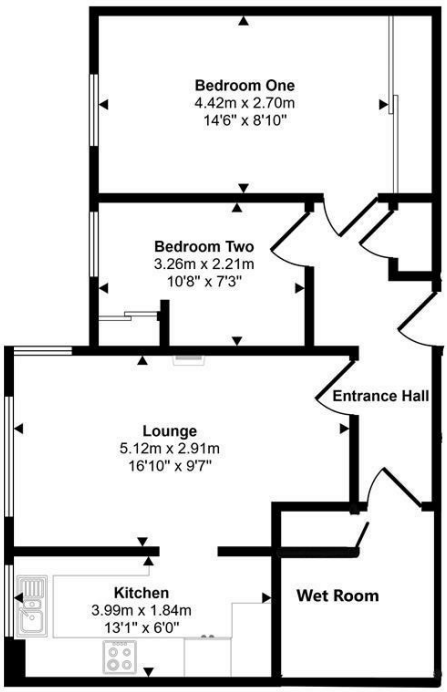


Terrain Map



Floor Plan

Approx Gross Internal Area
58 sq m / 621 sq ft



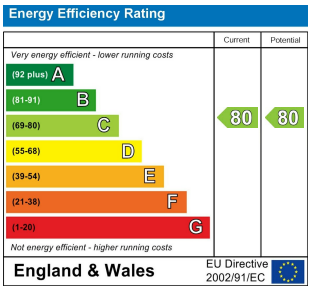
Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewing

Please contact our Hove Office
on 01273 721061 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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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