

wh



41 Saxon Court, 321 Kingsway, Hove BN3 4ND

Asking Price Of £285,000

- PRESENTED IN EXCELLENT ORDER
- MODERN KITCHEN
- DOUBLE ASPECT LIVING/DINING ROOM
- TWO BEDROOMS
- WET ROOM
- DOUBLE GLAZED IWNDOWS
- GAS CENTRAL HEATING
- COMMUNAL FACILITIES

wh
whitlock & heaps

01273 778577
whitlockandheaps.co.uk

This immaculately presented two bedroom apartment forms part of this most desirable retirement block with excellent communal facilities and being situated in this sought after location within a few minutes of Hove seafront and Lagoon. The property features a modern kitchen and wet room with a double aspect living room having far reaching views towards the Southdowns.

The communal facilities are a particular feature of the building with there also being 24 hour emergency care and house manager on site.

ENTRANCE HALL Radiator, fitted cupboard.

BEDROOM 1 Fitted wardrobe, radiator, UPVC double glazed window.

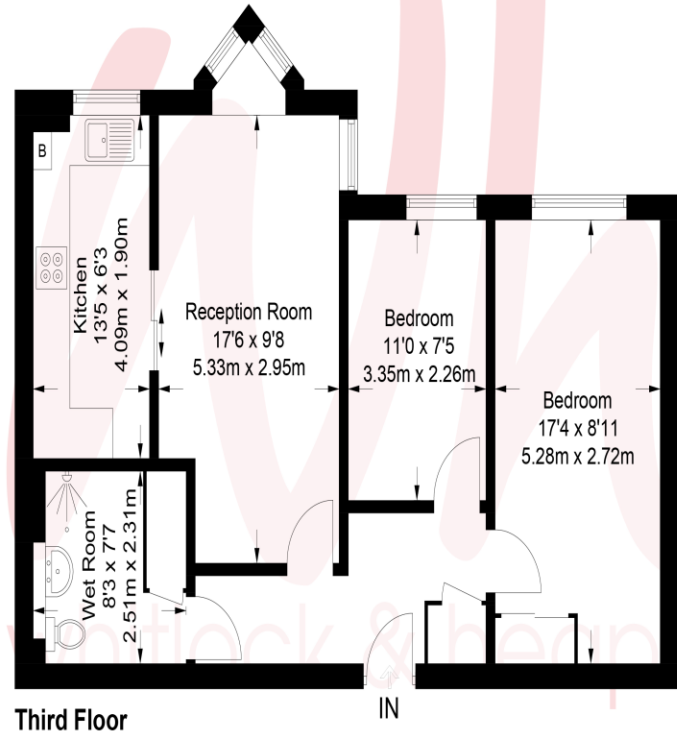
BEDROOM 2 UPVC double glazed window, radiator.

WET ROOM Shower area with 'Mira' electric shower, wash-hand basin with cupboard under, low level w.c., heated ladder style towel rail, fully tiled walls, fitted cupboard.

LIVING ROOM Double aspect with UPVC double glazed windows, 2 radiators.

KITCHEN Incorporating stainless steel sink unit with drainer and mixer tap, adjacent laminate worksurface with cupboards and drawers under, electric cooker, fridge/freezer, washing machine, eye-level wall cupboards, gas-fired boiler, UPVC double glazed window, tiled splashback, radiator.

OUTGOINGS Lease: 89 years remaining
Service Charge: £699.72 p.c.m.



Approximate Gross Internal Area = 664 sq ft / 61.7 sq m
Including Limited Use Area (11 sq ft / 1.0 sq m)

Illustration for identification purposes only,
measurements are approximate, not to scale. © Whitlock and Heaps 2022



Portslade Branch
48 Boundary Road, Portslade BN3 4EF
portslade@whitlockandheaps.co.uk
01273 422706

Hove Branch
65 Sackville Road, Hove BN3 3WE
hove@whitlockandheaps.co.uk
01273 778577



Disclaimer: Whitlock & Heaps have produced these particulars in good faith and they are set out as a general guide. Accuracy is not guaranteed, nor do they form part of any contract. If there is any particular aspect of these details which you require any confirmation, please do contact us, especially if contemplating a long journey. All measurements are approximate. Fixtures and fittings, other than those mentioned above, to be agreed with the seller. Any services, systems or appliances at the property have not been tested.