



Portland Villas

Hove

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This beautifully presented semi detached period home effortlessly blends timeless character with stylish modern living.

Set behind a charming frontage, the property offers generous and versatile accommodation arranged over three floors, extending to approximately 1,663 sq ft, with a superb large west facing garden to the rear.

The ground floor is particularly impressive, featuring a welcoming bay fronted lounge with original detailing, high ceilings and a wood burning stove creating a warm and inviting atmosphere. To the rear, the dining room flows seamlessly into a stunning kitchen breakfast room, where contemporary cabinetry, sleek worktops and integrated appliances sit perfectly alongside period proportions. Large windows and doors flood the space with natural light and provide direct access to the garden, ideal for entertaining and everyday family life. A utility room and ground floor WC add further practicality.

On the first floor, the principal bedroom is a generous double with bay window and fitted storage, complemented by two further bedrooms and a stylish family bathroom. Above, the property benefits from a substantial loft space which offers excellent scope for further extension or reconfiguration, subject to the usual planning consents, making this an exciting opportunity for those looking to add additional accommodation or long term value.

Outside, the west facing rear garden is a real highlight, spacious, private and bathed in afternoon and evening sun, perfect for outdoor dining, gardening or relaxing. The property is finished throughout in a tasteful palette that enhances its original features while delivering a modern, comfortable home.

Situated in a highly regarded residential road, the property is ideally positioned for local shops, cafés and green spaces, with excellent transport links nearby providing easy access into the city centre and beyond. Well regarded schools and coastal walks are also within easy reach, making this an ideal location for families and professionals alike.

 **Guide Price** £875,000-£900,000

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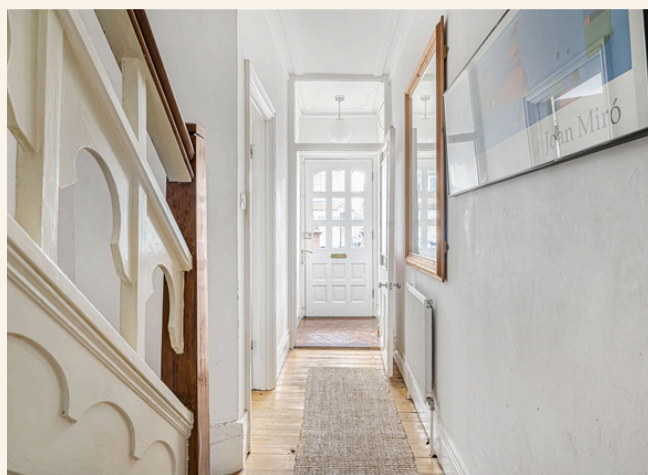
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TOTAL FLOOR AREA:

154.42 sqm/ /1663 sqft

Portland Villas, BN3 5SB

Approximate Gross Internal Floor Area = 154.52 sq m / 1663 sq ft

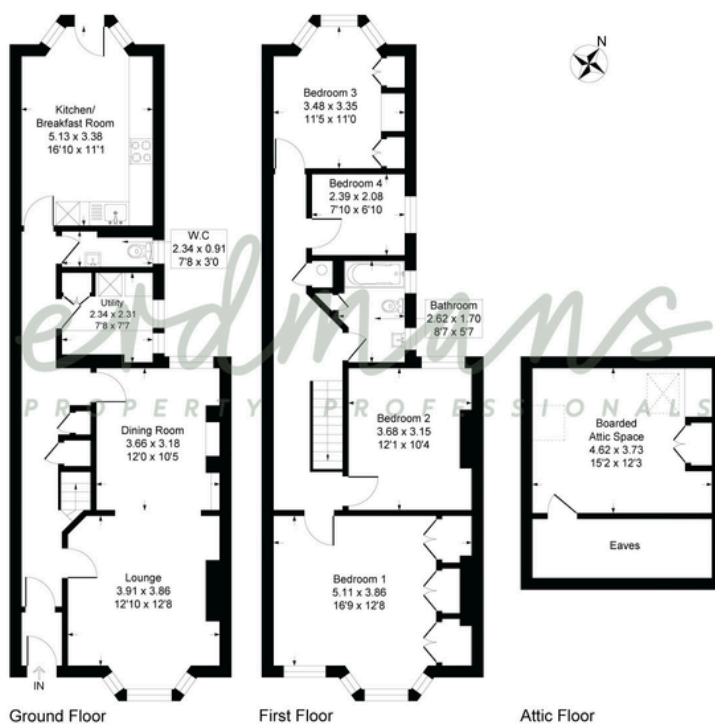


Illustration for identification purposes only, measurements are approximate, not to scale



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