CALLAWAYS
ESTATE AGENTS

334 Beach Hut

Hove, East Sussex, BN3 4LN

GUIDE PRICE £37,500

Property Features

- AVAILABLE NOW
- Western Lawns
- Viewings Available
- Call to view 01273-735237

Full Description

BEACH HUT 334
Beach Hut 334 backs onto Western Lawns. Take a route direct south from Kingsway/Berriedale Avenue, turn left when you reach the prom, and you'll find your destination a couple of beach huts along. With a choice of steps to the beach, water tap and a stroll along to Hove Lagoon or Rockwater, this is an ideal location for enjoying Hove's beach front.

WE LOVE IT BECAUSE
Condition, location, destination - being more or less midway between Hove Lagoon and Rockwater, the place for coffee, eating, catching up with family and friends, with great views of the rolling or crashing waves depending on the season, this property on the prom is in good condition and makes it a great 'go-to' place for social and sporting occasions. Value added are sights along the coast…

FROM THE BEACH HUTTER
"Our beach hut has been our place of relaxation since 2017. Watching the strollers, joggers and dog-walkers makes it easy for the day to go drifting by, a casual glance out to sea brings infinite joy. Our beach-hut days are over as our interests are now taking a new turn."

TERMS & CONDITIONS
The Licence for Brighton & Hove Beach Huts is available for residents only and is granted for a minimum of three years.

Please refer to Brighton & Hove City Council Terms & Conditions of Licence - Hove Beach Huts - for details of use and decoration specifications.

LICENCE FEE 2022/23
An Annual Licence Fee is payable to Brighton & Hove City Council.

For the period April 2022 to March 2023 the annual fee is £457.82 (including VAT) payable annually or by direct debit.

DOG FRIENDLY BEACHES
Dogs are permitted on all beaches in Brighton & Hove from 1 October to 30 April. During the rest of the year, dogs are only permitted on beaches listed as dog friendly beaches (and these are well signposted).

For more information, go to https://www.brighton-hove.gov.uk/content/leisure-and-libraries/seafront/dogs-beach

LIFEGUARD STATIONS
For details of Lifeguard Stations, go to https://www.brighton-hove.gov.uk/libraries-leisure-and-arts/seafront/lifeguards

SEAFRONT OFFICE DETAILS
T. 01273 292715 / 6

141 King's Road Arches
Lower Esplanade
BRIGHTON
East Sussex BN1 2FN

You will find the Seafront Office between Brighton Pier and West Pier, located underneath the arches opposite the Brighton Centre on the lower promenade.

VIEWINGS
Heather will be happy to arrange your viewing on 01273-735237 or contact heather@callaways.co.uk for more details about beach huts.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to check measurements.