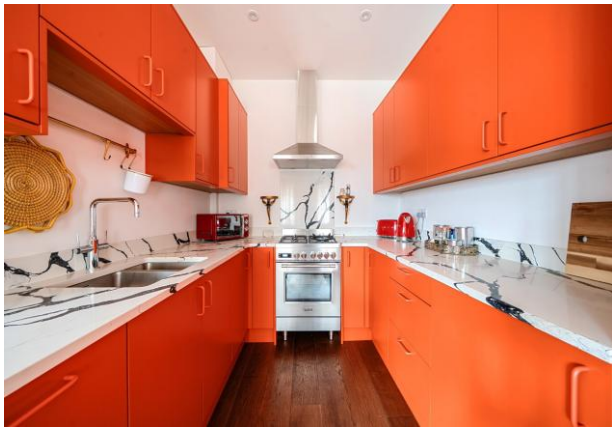


Asking Price £575,000 | Freehold

Kemp Town Place, Brighton, East Sussex, BN2 1NE

LEADERS







Key Features & Description

Nestled within a picturesque, cobbled Victorian mews, this charming two-bedroom terraced house offers a unique blend of character and contemporary living in the highly desirable Kemptown area of Brighton. This property presents an outstanding opportunity for those seeking a distinctive home in a vibrant coastal location . This private and peaceful setting offers a rare sense of seclusion while remaining just moments from the vibrant heart of Kemptown and its excellent selection of shops, cafés, and transport links.

PROPERTY

Upon arrival, you are greeted by the quaint mews setting, with an area to the front of the house conveniently used for parking, a rare and valuable asset in this popular neighbourhood. The ground floor of the property is thoughtfully laid out. The inviting living area, full of charm and individuality, leads through to a well-designed kitchen with ample storage and modern fittings. A stylish, contemporary bathroom has been tastefully finished. Upstairs, the cottage boasts two well-proportioned bedrooms, with the main bedroom benefiting from en suite. The second bedroom would also make for a delightful home office.

OUTSIDE / LOCATION

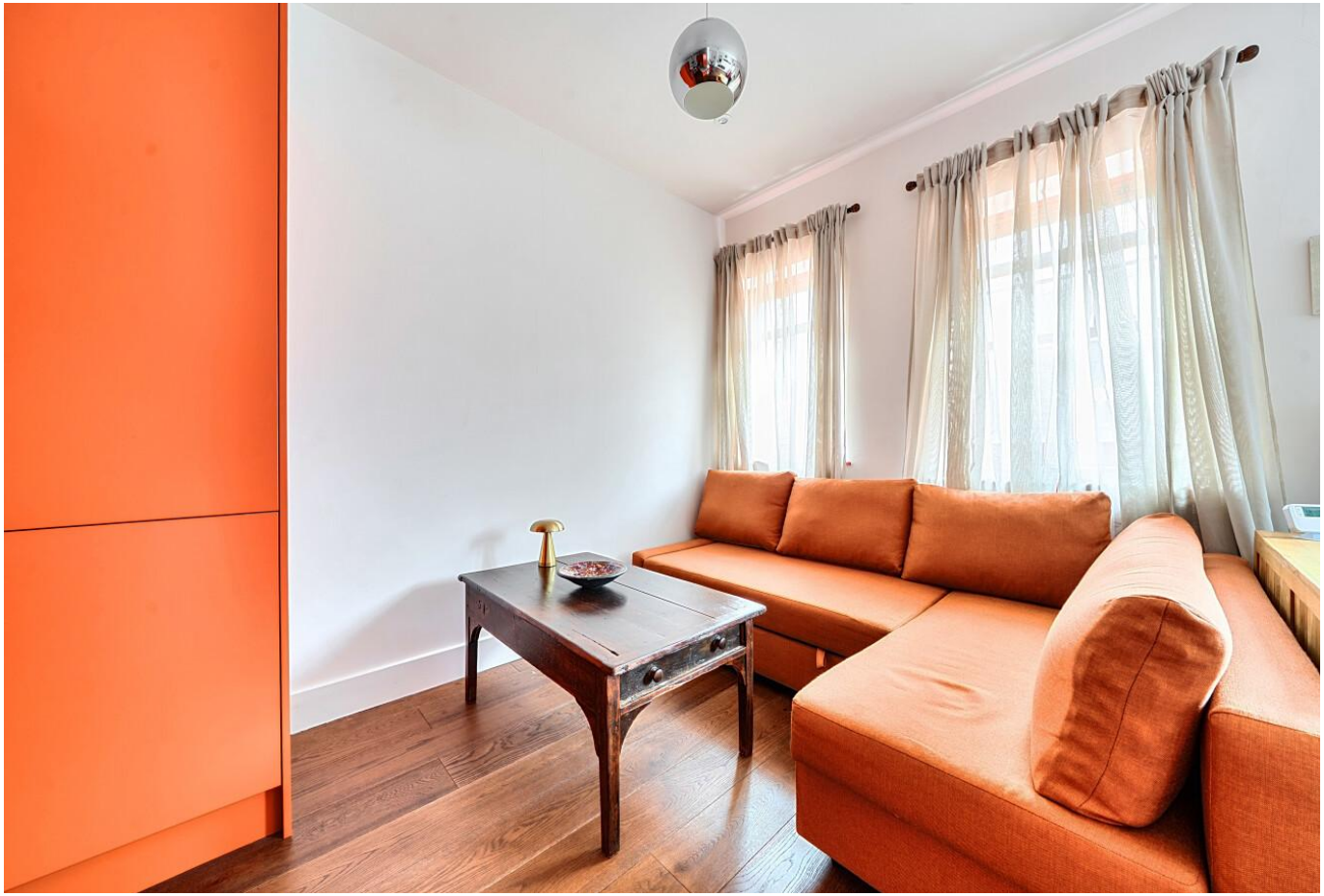
Tucked away from the bustle yet perfectly positioned for local transport links and amenities, this property offers the rare combination of privacy and convenience.

The location of this mews house is truly exceptional. Situated in prime Kemptown, residents benefit from immediate access to a wealth of local amenities. The renowned Marmalade cafe is just a stone's throw away, perfect for morning coffee or a leisurely brunch. The vibrant seafront is within easy reach, offering stunning views and recreational opportunities. A large supermarket is conveniently close by for all your daily needs, and Brighton Marina, with its array of shops, restaurants, and leisure facilities, is also readily accessible.

Connectivity is another key advantage. Excellent bus routes provide direct access into central Brighton, making commuting or exploring the city effortless. For those travelling further afield, easy access to Brighton train station ensures convenient links to London and beyond. This property combines the charm of a period home with the convenience of a prime urban location, making it an ideal choice for a wide range of buyers.



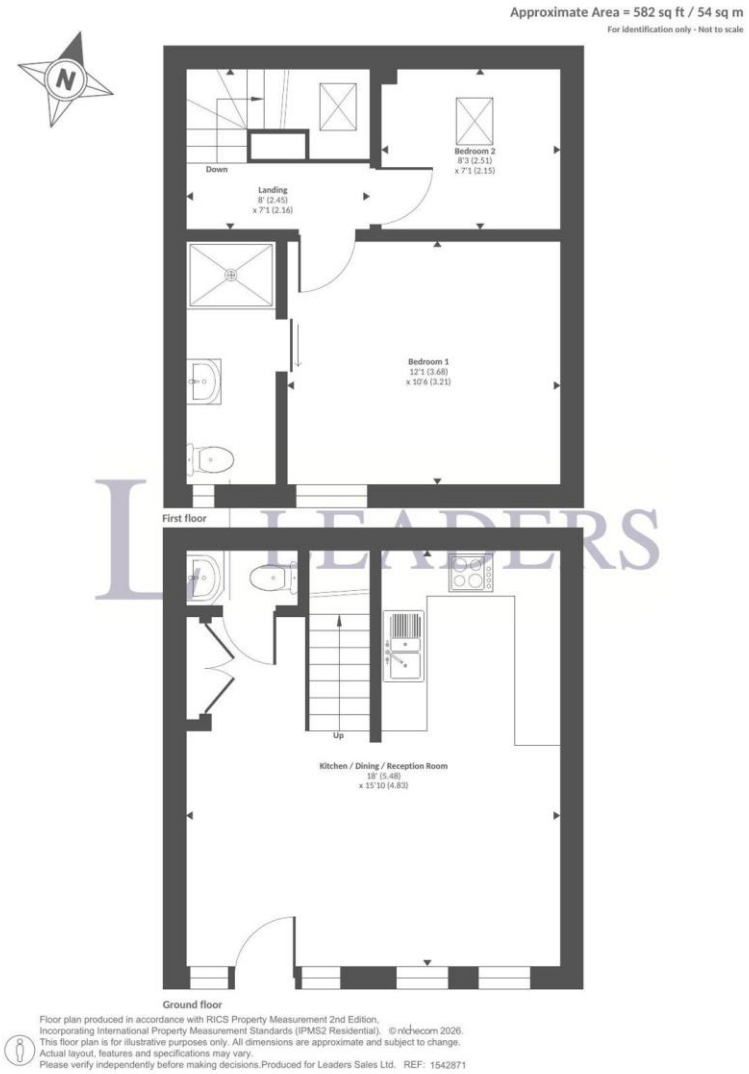












Important Notice

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Leaders.

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Horsham Sales
30 Carfax, Horsham, West Sussex RH12 1EE
T: 01403 217585 | horsham.sales@leaders.co.uk
leaders.co.uk