

Beechwood Close

Brighton

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About the property

Guide Price £1,500,000 to £1,600,000

A magnificent detached 5-bedroom period property set within private wrap-around gardens in the highly sought-after Surrenden district of Brighton and ideally placed for Withdean Park and some of the best schools in the city. Originally the farmhouse for Upper Vardean Farm in the 1920s it blends a tremendous measure of charm and character with an exceptional sense of style and space.

With impeccably chosen heritage hues subtly giving a succession of light-filled rooms their own bespoke character, every aspect of this Brighton home demonstrates excellent attention to detail. Inside you'll find a cleverly curated three-storey layout unfolding from striking central hallways that lend a rich contrast to the cohesive themes that feature throughout.

On the ground floor, three large superbly styled reception rooms offer an immense choice of spaces in which to relax and entertain. The spacious double-aspect living room and additional lounge each have the charm of focal point fireplaces and bow windows, while together with a study and the equally impressive sitting room offers versatility to meet your own needs.

With natural light from all four directions and double-aspect French doors connecting you with the gardens and patio, the outstanding kitchen/diner is supremely well-appointed. Elegant Neptune cabinetry accommodates a range cooker, dishwasher and double butler sink, with a matching island which highlights the dimensions, a separate utility room keeps laundry appliances hidden from view.

The superior presentation is echoed upstairs in each of the five double bedrooms. Four stretch out over the first floor and include one with a dressing room, while a fifth sits on the top floor across from a sizeable studio with both benefiting from a wealth of storage within the wrap-around eaves. A cloakroom on each floor is ideal for any busy household, and two brilliantly luxuriant family bathrooms supply a chic finishing touch.

Beechwood Close Brighton

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BEDROOM

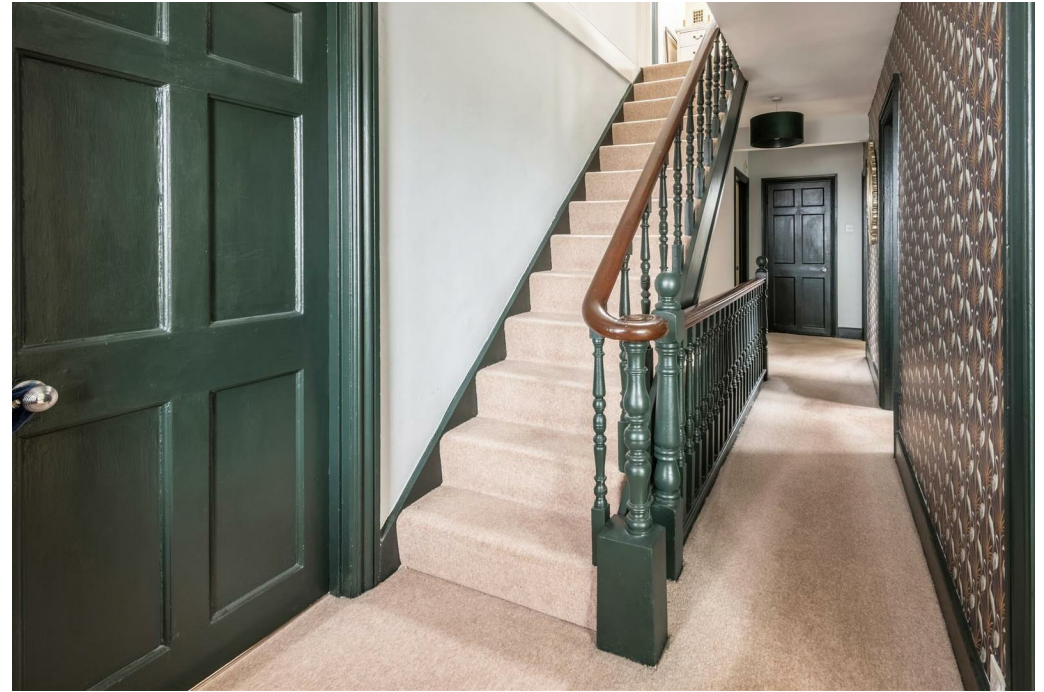
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RECEPTION

3

BATHROOM







What the owner says

What the owner says....

We moved into this house when our 3 children were young teenagers and they were able to go to school and sixth form college on the nearby campus just minutes away, where they had also attended primary school.

The house is a beautiful place to live with amazing views over the Downs and distant views of the sea. With one of us working both locally and from home and the other commuting to London it has been ideal in terms of size and location. The garden is a real sanctuary and the house is perfect for entertaining in.

The neighbourhood is quiet but within minutes of the buzzing city centre of Brighton, Preston Park and station, the sea and the Downs so is perfect for families of all ages and interests.

The Close is very friendly and supportive and since lockdown street parties have been held here. We will really miss living here and are very sad to be leaving.



SCAN HERE TO OFFER ON THIS PROPERTY







Approximate Gross Internal Area = 288 sq m / 3100 sq ft
(Including Garage)



Approximate gross internal floor area ...
Whilst every care has been taken to ensure accuracy, dimensions are approximate and for illustrative purposes only.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			75
(55-68) D		53	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	