



# Belvedere Terrace, Brighton

Guide price £475,000 - £500,000



## Property highlights

- Located in the sought-after Clifton Hill Conservation Area in central Brighton
- Within walking distance of shops, restaurants, pubs, and the seafront
- Well-presented Victorian frontage
- Recently renovated to a high standard
- Tastefully decorated in Farrow and Ball colours
- Stunning original features throughout
- Galley kitchen with additional pantry cupboard
- Victorian-inspired tiled bathroom
- Ample storage space
- Spacious landscaped rear garden



Guide price £475,000 – £500,000. This recently renovated one-bedroom apartment is in the sought-after Belvedere Terrace in the heart of Brighton & Hove. Boasting a stunning interior with original Victorian features, and a spacious and sunny rear garden – it is a rare find.

#### The Property

Belvedere Terrace, with its Victorian bow fronts and balconies, was built around 1852 as part of development in the area at that time. Now part of the Clifton Hill Conservation Area, it is a sought-after locale in the heart of Brighton & Hove.

This Grade II listed apartment speaks to its history, yet epitomises modern living. You enter a hallway and are drawn into the spacious living room at the front of the property. Boasting high ceilings, with original ornate detailing, and bow-fronted sash windows, it is a room befitting of a mansion. Painted in a deep moss green, with brand new sisal carpet, and a beautiful marble feature fireplace it is a space you will want to spend time in. There are painted built-in cupboards and shelving, space for a dining table, and a desk for home working.

Next to the living room is a brand-new bathroom. Deep orange Victorian-inspired tiles cover the floor and bath panel, and the tiles have been painted in a complementary fired clay colour to match. Dark and comforting, the bathroom offers the perfect space to relax after a busy day.

The bedroom is bright, painted in neutral Farrow & Ball School House and Wimborne White colours, with two large sash windows overlooking the garden. There's ample space for a king-sized bed, side table, drawers, and wardrobe. Additional storage space can be found in the hallway and the loft space above the apartment.

At the back of the property is a galley kitchen with shaker cupboards, a wooden worktop, a white sink, SMEG oven, and a washing machine. Claybrook tiles adorn the walls and F&B Off Black painted wooden floors complement the F&B Setting Plaster paint on the walls. Filament lighting adds a modern touch to the space, and a pantry cupboard provides practical storage.

From the kitchen, a door leads to the garden, which has recently been landscaped with pretty flower beds, and white gravel flooring. The current owners have set the garden up with seating and a fire pit, making the garden a welcoming space both day and night.



## The Area

This apartment is located on a well-presented, quiet road in the heart of Brighton & Hove. Part of the Clifton Hill Conservation Area, the properties here are uniform in style and showcase the Victorian heritage of the city. This property is well-situated and within easy reach of all the city's attractions and amenities. A ten-minute stroll south will get you to Brighton Beach Bandstand and the delights the seafront has to offer. An eight-minute walk north will bring you to Seven Dials, with its independent coffee shops, restaurants, and pubs. The landscaped gardens of St Ann's Wells are within a five-minute walk, and Churchill Square shopping centre is a ten-minute walk away.

## Transport Links

Belvedere Terrace is well-situated for access to all parts of the city. Regular buses run along Western Road which is located at the bottom of Belvedere Terrace. Brighton train station, with its great connections to London and airports, is a fifteen-minute walk away. For those with a car, there is permit parking on the street outside and the A27, which connects Brighton & Hove to Worthing in the West and Eastbourne in the East can be accessed in just ten minutes.

## Additional Information

### Information

Share of Freehold

Length of Lease: 152 years remaining

Service Charge: £1496 per annum

Ground Rent: £0

Council Tax Band: B

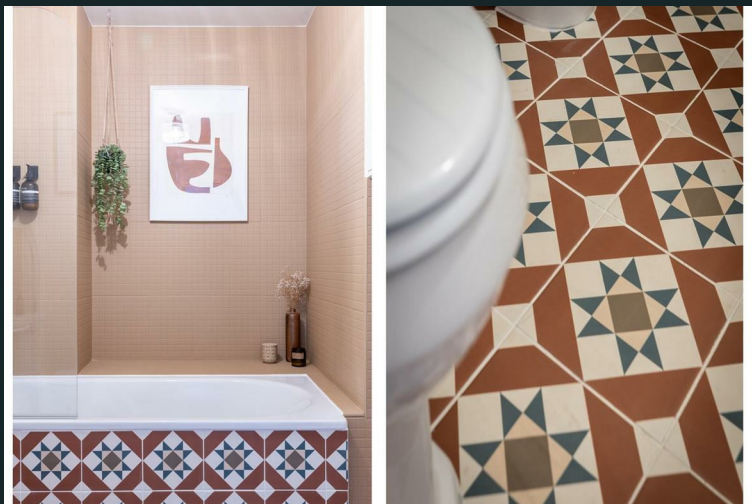
## What We Think

"Recent renovations have transformed this one-bedroom apartment into something exceptional. The original features have been emphasised and harmonise with the modern touches. Style, comfort, location - it has it all."

Abi Radford, CMO & Co-Founder at Number Twenty Four







GROUND FLOOR



TOTAL FLOOR AREA: 646sq.ft. (60.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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