



Montpelier Villas, Brighton

Asking price £1,575,000



Property highlights

- Located in the Montpelier & Clifton Hill Conservation Area
- Ample living space covering 2740 sq/ft across four floors
- Grade II listed property with scores of character
- Modern decor complementing period features
- 5 well-proportioned bedrooms
- 3 modern bathrooms
- Modern shaker-style kitchen with walk-in pantry
- Well-maintained front gardens
- Ample storage space including spacious boarded loft
- Chain free



This Grade II listed villa sets a precedent in the desirable Montpelier Conservation area. Modern decor compliments period features and five generous bedrooms offer ample space for a family.

The property

Perched on the top corner of the prestigious Montpelier Villas, this striking Grade II listed home holds a commanding presence. With iconic dual-aspect bow-fronted windows, elegant verandahs, and beautifully maintained gardens enclosed by wrought iron railings, it's a standout residence, linked by handcrafted marble steps that enhance its grandeur.

Lovingly updated by the current owners, the property blends timeless character with contemporary comfort. A brand-new kitchen and fresh redecoration sit seamlessly alongside original features dating back to 1842 — including full-height shutters, original wood panelling, soaring ceilings, and intricate cornicing.

A charming tiled path leads to the front door, opening into a wide and welcoming entrance hall. On the ground floor, a bright and airy sitting room overlooks the gardens, with natural light flooding in through large windows. An original marble fireplace takes pride of place at the heart of the room. Across the hall, the formal dining room flows into the newly fitted sage green shaker-style kitchen, complete with a walk-in pantry. A ground floor cloakroom adds convenience to this elegant living space.

The lower ground floor is accessed by stairs from the hall or via its own private entrance. Here, a cosy 'snug' serves as an informal family room, accompanied by two bedrooms and a bathroom. Tucked away from the main living areas, this level offers ideal accommodation for guests, older children seeking independence, or extended family.

A beautifully broad staircase leads to the first floor, where a spacious landing connects two generous double bedrooms. To the left, one enjoys views over the garden, while to the right, the former panelled drawing room has been transformed into a stunning principal suite — rich in character and beautifully preserved. The large family bathroom includes a full-sized bath, double shower, and ample built-in storage.

At the top of the house is a charming fifth bedroom, currently used as a home office. A large adjoining store area provides access via a loft ladder to a spacious, boarded, and insulated attic — ideal for storage or, subject to permissions, conversion into an additional room.

Additional property information

Property type: Semi-detached house

Tenure: Freehold

Council tax band: H

Parking zone: Z

The area

Located in the Montpelier & Clifton Hill Conservation area, one of the most prestigious areas in Brighton & Hove, close to all the shops, pubs and restaurants the city has to offer, this home is quietly tucked away in the heart of town. Brighton's shopping hub and independent coffee shops, retail units, restaurants and pubs of the North Laine area are a short walk away as are the pretty Pavilion gardens. Nearby, Seven Dials offers further local amenities and the famous St Ann's Well Gardens are within easy reach. The seafront, with its pebbled beaches, i360 and lawns are a short 8 minute walk away.

Schools

Brighton isn't short of good schools for children of all ages and Montpelier Villas is well situated for easy access to a number of them. Brighton Girls independent school is a three-minute walk away and Brighton College can be reached in ten minutes by car. Local state schools include St Mary Magdalen's Catholic Primary & Nursery School, St Paul's C of E School, Cardinal Newman Catholic School and Sixth Form and BHASVIC College.

Transport links

Located a short twelve-minute walk from Brighton mainline station, this property is well situated for London commuters or those who like to get out of the city on occasion. London Bridge can be reached directly in just under an hour and ten minutes and Gatwick Airport in half an hour. For those with a car, there's permit parking on the street outside.

Property disclaimer

All property details have been provided by the owners. While Number Twenty Four strives for accuracy, we cannot guarantee the completeness or correctness of this information. Buyers are advised to conduct their own due diligence before proceeding with a purchase.

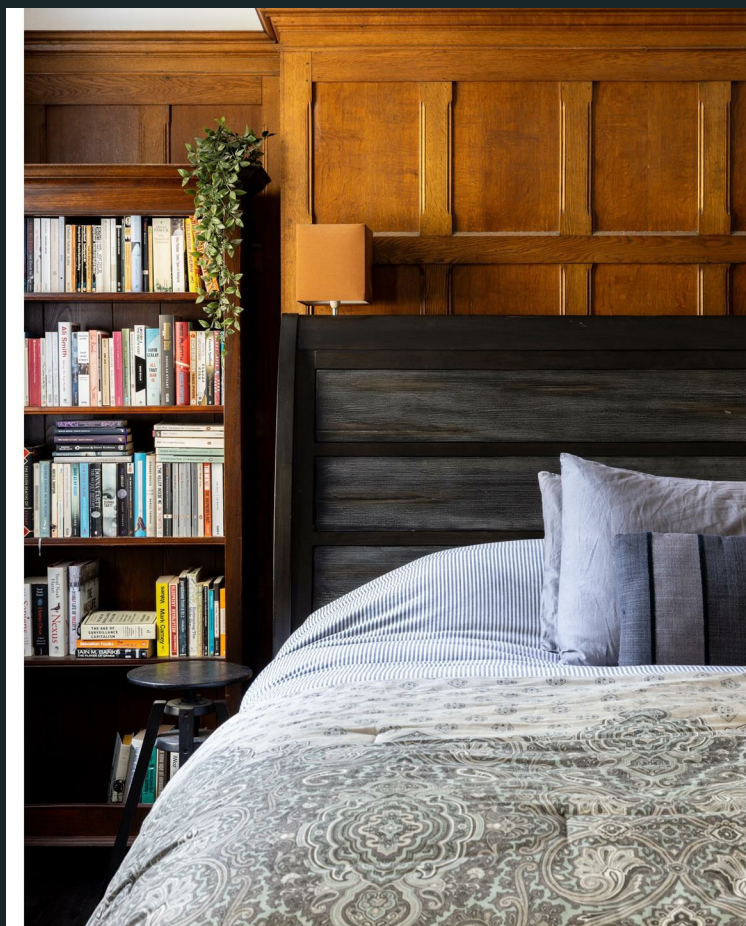








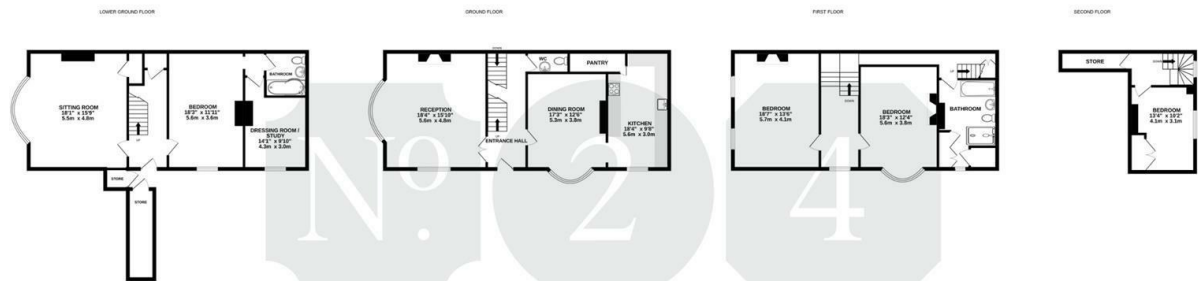












TOTAL FLOOR AREA : 2738sq.ft. (254.4 sq.m.) approx.

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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