



OAKFIELD



Prince Edwards Road, Lewes
Offers In The Region Of £2,250,000



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SUMMARY

A Rare Opportunity to Restore a Lewes Landmark -Welcome to "North Corner," a magnificent early Victorian detached property at 1 Prince Edwards Road, Lewes, offering a once-in-a-lifetime chance to transform a piece of local history.

This substantial property, originally known as "The Limes" and built in 1870 for the prominent iron founder and engineer John Every, is currently undergoing an application to change its use back to residential use .

This presents an unmissable opportunity for a discerning buyer to create a truly exceptional family home in one of Lewes's most sought-after locations.

Unleash Your Vision: A Blank Canvas Awaits "North Corner" stands as a grand architectural canvas, ready to be re-imagined for modern family life. While currently configured for its former use, the attached floor plans reveal the vast potential of this impressive building.

With a generous gross internal area of 5,810 sq ft, the property offers incredible scope for re-configuration. A future owner could re-establish grand reception rooms, spacious bedrooms, and modern living areas, all while preserving the property's stunning period features.

Imagine restoring the elegant proportions of the ground floor to create a series of magnificent living spaces, perhaps a formal lounge, a separate dining room, and a contemporary open-plan kitchen and family room overlooking the garden.



The sheer scale of the building allows for up to 9 bedrooms, or a more sensible 4-6 bedrooms with large, luxurious suites and en-suite facilities. This is a project for those with a vision for design, a love of period architecture, and the desire to create a truly bespoke home.

The Perfect Setting for Family Life - Situated on Prince Edwards Road, the property is a short stroll from the vibrant heart of Lewes, with its independent shops, cafes, and historic landmarks. The location offers the perfect blend of peaceful residential living and excellent connectivity.

Viewings highly recommended.



Lounge

19'0" x 16'4

Kitchen

16'9" x 15'7

Kitchen

12'5" x 11'4

Reception Room

21'2" x 13'5

Store

17'1" x 7'3

Bedroom

16'4" x 10'8

Bedroom

15'10" x 9'8

Bedroom

15'10" x 11'2

Bedroom

15'11" x 11'2

Bedroom

11'3" x 10'2

Bedroom

12'4" x 8'8

Bedroom

12'1" x 8'7

Bedroom

12'1" x 9'4

Bedroom

12'10" x 8'9

Bedroom

12'2" x 9'3

Bedroom

12'7" x 12'2

Bedroom

16'1" x 10'7

Bedroom

16'6" x 8'0

Bedroom

12'10" x 8'0

Bedroom

11'10" x 9'2

Bedroom

15'8" x 13'1

Bedroom

14'1" x 12'2

Garage

16'9" x 10'2

Council Tax Band - A £1,752 per annum















INFORMATION

Tenure

Freehold

Local Authority

Lewes District Council

Council Tax Band

Opening Hours

Monday to Friday

9.00am - 5.30pm

Saturday

9.00am - 4.00pm

Viewings

Please contact us on 01273 474101 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Floorplan

Energy Efficiency Graph

1 Prince Edwards Road, Lewes, BN7 1BD

Approximate Gross Internal Area = 540.7 sq m / 5820 sq ft

Store = 11.4 sq m / 123 sq ft

Total = 552.1 sq m / 5943 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		76
(55-68)	D		62
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Illustration for identification purposes only, measurements are approximate, not to scale.

Imageplansurveys @ 2025

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