

ELLIOTTS

17 Montpelier Crescent, Brighton BN1 3JF

Offers In Excess of £2,000,000 Freehold



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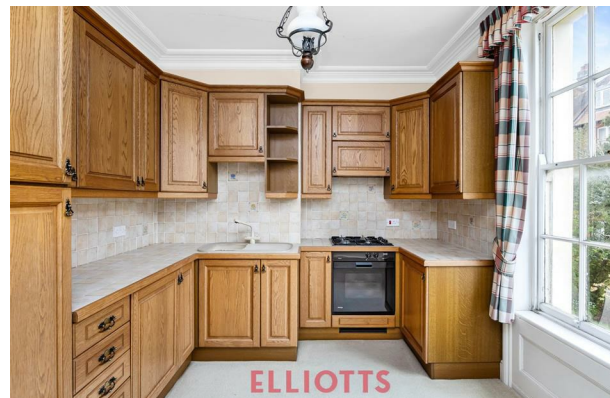
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ELLIOTTS are delighted to offer a COMPLETE GRADE II LISTED PERIOD HOUSE with ADDITIONAL LOWER GROUND FLOOR FLAT which due to its location in the centre of the crescent, enjoys one of the larger footprints and a bigger rear garden. It's historic interest adds character and charm, and the enormous scope and potential mean it is an EXCITING PROJECT to not only make it your own, but to CREATE ONE OF BRIGHTON & HOVE'S MOST STUNNING HOMES. Situated in the sought-after Montpelier and Clifton Hill conservation area, right in the heart of Brighton City Centre, this property offers not just a home but a lifestyle.



- Complete Grade II* Listed Period House
- Prestigious Period Crescent
- Of Great Historic Importance
- Rarest Of Opportunities
- No On Going Chain
- 358 Sq Metres/3857 Sq Ft
- Full Of Character
- Enormous Scope & Potential
- Separate Lower Ground Floor Flat
- Montpelier & Clifton Hill Conservation Area



Montpelier Crescent was constructed in the 1840's and designed by the renowned architect Amon Henry Wilds, with this particular house located in the centre of this impressive Grade II listed crescent, and therefore enjoying the benefit of a larger footprint than many of the others and bigger garden to the rear.

Complete houses of this style and character are undoubtedly a rarity, and the scope and potential on offer provides prospective purchasers the opportunity not only to create one of the best houses of its kind in the City, but is a blank canvass to renovate and improve to any buyers own specification and taste.

Accommodation extends to an impressive 358 square metres/3857 square feet and has the added advantage of a self contained lower ground floor flat with its own entrance.

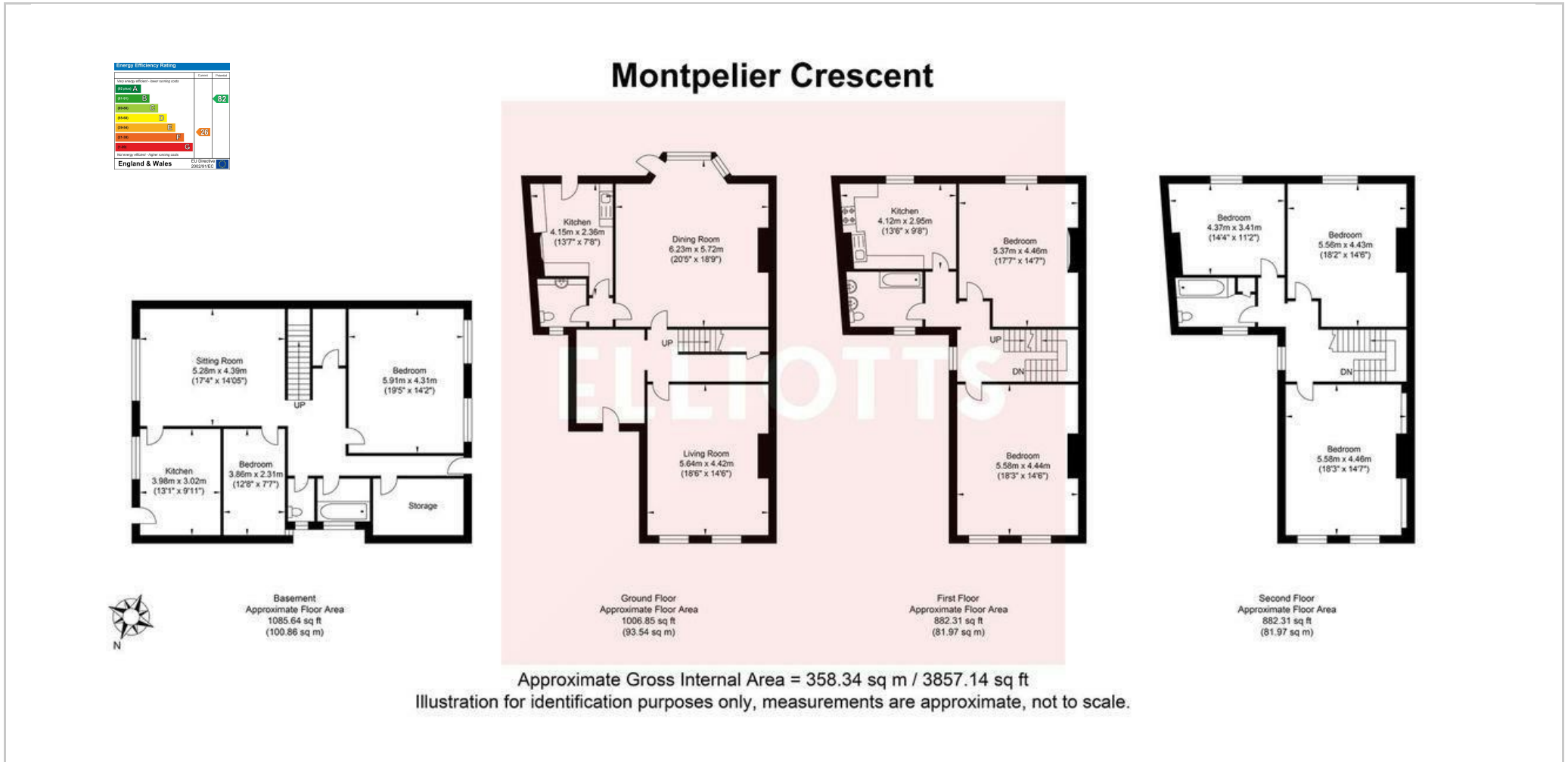
Situated in the heart of the prestigious Montpelier and Clifton Hill conservation area, bustling Seven Dials is within a few hundred yards, the seafront is just a few blocks away and Brighton station a short walk, so the majority of Brighton and Hove's key amenities are right on the doorstep.





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Floorplan



Viewing

Please contact us on 01273 773399 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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