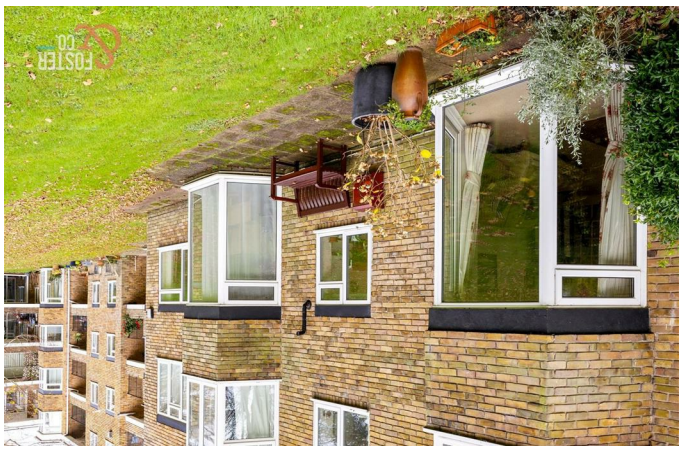














1, The Parade Valley Drive, Brighton, BN1 5FQ | 1 The Parade, Valley Drive, Brighton, BN1 5FQ
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4 Monterey Court Varndean Drive

Brighton, BN1 6TE

Asking price £350,000



Located within one of Brighton's most desirable developments, this spacious ground floor apartment spans approximately 980 sq ft and features two double bedrooms each with its own en suite shower room, two private balconies, and ample built-in storage throughout. The property enjoys direct access to beautifully landscaped communal gardens and the added luxury of a heated residents' swimming pool.

The generous dual-aspect living and dining room is a standout feature, with a large bay window overlooking the gardens and a door leading out to a private terrace that flows seamlessly onto the communal lawn — providing a lovely green outlook and a perfect setting for morning coffee or evening relaxation. Off the spacious hallway, there's access to a second private balcony, offering additional outdoor space.

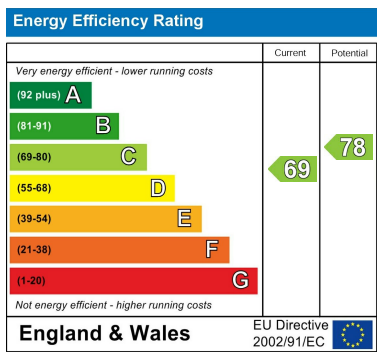
The master bedroom enjoys a full-height bay window framing the garden views and includes a stylish en suite shower room. The second bedroom is another comfortable double, also with its own en suite shower room and a side window bringing in plenty of natural light.

Monterey Court is a well-maintained purpose-built block offering secure underground parking, lift access, beautifully kept gardens, and a heated residents' pool.

Perfectly positioned close to Preston Park train station, local shops, and excellent road links into Brighton city centre, this apartment combines space, privacy, and convenience in a peaceful and prestigious setting.



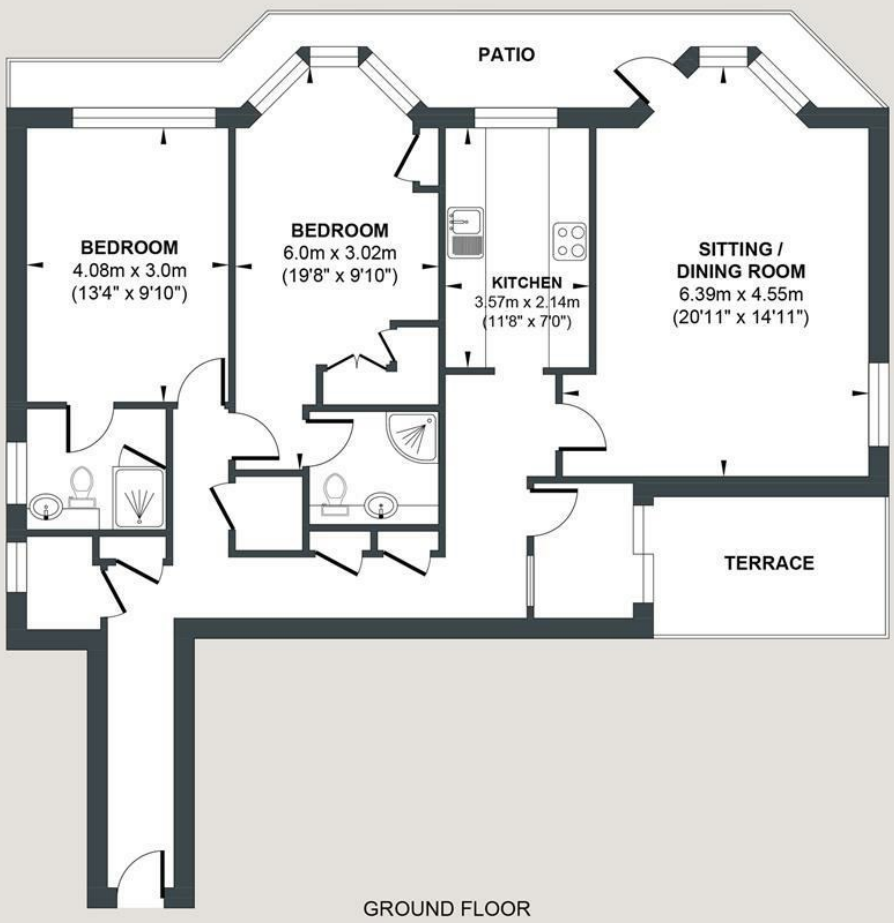
- Spacious ground floor apartment spanning approximately 980 sq ft
- Bright dual-aspect living and dining room with bay window views
- Second private balcony accessed from the hallway
- Ample built-in storage throughout the apartment
- Heated outdoor swimming pool within the development
- Two double bedrooms, each with en suite shower room
- Door leading to private terrace opening onto communal gardens
- Modern fitted kitchen with garden outlook
- Beautifully landscaped communal gardens for residents' use
- Secure underground parking and close to Preston Park station



VARNDEAN DRIVE

Approx. Gross Internal Floor Area 91.08 sq m / 980.37 sq ft

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



GROUND FLOOR

Approximate Floor Area
980.37 sq ft
(91.08 sq m)

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