

STONE



*Marine Drive BN2*

£350,000

*“At Stone, we’re passionate about  
the unique and awe-inspiring  
architectural elements that transform  
houses into dream homes.”*

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*The Stone Family*





Wake to uninterrupted south-facing sea views and unwind with tranquil northern outlooks across the city skyline, this beautifully renovated apartment at iconic Marine Gate offers the best of Brighton living from both sides. Immaculate and completely turnkey, this is a home designed for effortless living. Inspired by the sea and curated by designer Martin Farrow, the interior blends refined Art Deco character with contemporary luxury. Original doors have been lovingly retained and enhanced with upgraded hardware, preserving the heritage of Marine Gate while introducing a crisp, modern finish throughout.

At the heart of the home, a bespoke Howdens kitchen pairs quartz worktops with integrated Bosch appliances, underfloor heating and elegant lighting design. Every detail has been considered, from the reverse osmosis water system to smart-controlled blinds and LightwaveRF home automation. Karndean luxury flooring flows through the main living areas, combining durability with style, while the bathroom delivers spa-level comfort with underfloor heating and carefully sourced fixtures.

The principal bedroom features bespoke fitted wardrobes and statement panelling, with automatic wardrobe lighting adding a touch of indulgence. All electrics have been fully upgraded, including ethernet wiring to key rooms, and high-speed broadband is available within the building.

















Marine Gate offers more than just an apartment, it offers peace of mind and ease. The comprehensive service charge includes hot water, seasonal heating, water and sewerage, 24-hour security and concierge, on-site maintenance, porter services, daily refuse collection and the upkeep of beautifully maintained communal areas and grounds. A dedicated building manager and resident directors ensure attentive stewardship of this landmark building.

Recent building-wide fire safety upgrades have been completed, and further planned improvements, including exterior works and preventative maintenance, are scheduled, reinforcing long-term value. With its prime seafront position, exceptional finish, and inclusive lifestyle offering, this apartment represents an outstanding first-time purchase or investment opportunity in one of Brighton's most recognised Art Deco buildings. Turn the key. Step inside. Start living.



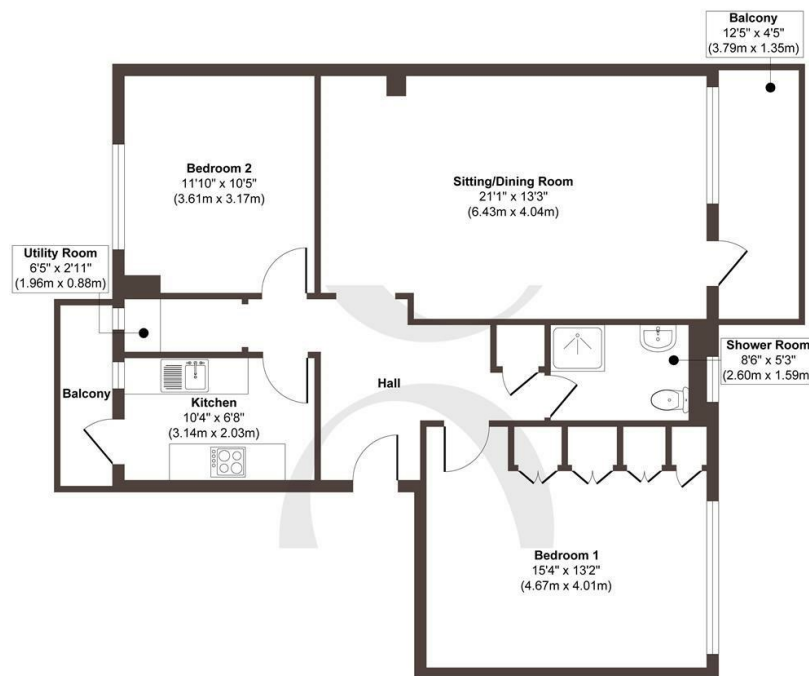












Floor Plan

**Approx. Gross Internal Floor Area 856 sq. ft / 79.50 sq. m**

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

Produced by Elements Property

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## The Details

- Inclusive service charge covering heating, hot water, 24 hour security & concierge, maintenance and communal upkeep.
- Dual aspect living with south-facing sea views and north-facing city skyline outlooks.
- Fully renovated and turnkey, blending Art Deco heritage with modern design.
- Original doors retained and upgraded to preserve character
- Bespoke Howdens kitchen with quartz worktops and integrated Bosch appliances.
- Smart home features, upgraded electrics, ethernet wiring and high-speed broadband.
- Luxurious bedroom suite and spa-style bathroom with underfloor heating.

Size

Approx 856.00 sq ft

Energy Performance Certificate (EPC)

Rating E

Council Tax Band

D



# STONE

## Let's *Talk*

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