



Sussex Square, Brighton

OIEO £325,000

ASTON
VAUGHAN

INTRODUCING

Sussex Square, Brighton

2 Bedrooms | 1 Bathroom | 1 Reception Room | 718 Sq Ft | Access to Exclusive Sussex Square Enclosures with Tunnel to Beach

Nestled within the prestigious Grade I listed architecture of Sussex Square, this elegant two-bedroom apartment within Sussex Square. Residents gain presents a rare opportunity to acquire exclusive access to the beautifully maintained a home of significant historical charm tained private enclosures, offering a combined with modern comfort. serene green oasis away from the hustle Boasting a prime location, the proper-and bustle. The unique tunnel to the ty offers an exceptional lifestyle, high- beach is a particular highlight, providing lighted by its exclusive access to the an unparalleled level of convenience for renowned Sussex Square Enclosures, seaside strolls, morning swims, or simply which feature a private tunnel provid- enjoying the coastal air without needing ing direct, convenient access to the to navigate public roads. beach.

Upon entering this delightful residence, you are immediately struck by the abundance of natural light that floods the spacious interiors, creating an inviting and airy atmosphere through- the apartment maintains a comfortable out. The thoughtful layout includes a generous reception room, perfect for both relaxing and entertaining, where large windows frame picturesque viewss, tant connection to the stunning coastal including glimpses of the sparkling sea. environment.

This principal living space provides a versatile area for residents to personal-This apartment is ideally suited for those use and enjoy. seeking a sophisticated coastal lifestyle, whether as a permanent residence, a luxurious weekend retreat, or a dis-

The apartment comprises two wellpro-portioned bedrooms, offering comfort-historical grandeur, exclusive amenities, able and tranquil retreats. Each room and breath-taking natural surroundings benefits from the property's bright as-makes it a truly exceptional offering pect, ensuring a pleasant environment. on the market. Early viewing is highly The single, elegantly appointed bath- recommended to fully appreciate the room serves both bedrooms, featuring unique charm and numerous benefits contemporary fixtures and fittings that this remarkable Sussex Square property complement the apartment's classic affords. character.





ASTON
VAUGHAN



ASTON
VAUGHAN





Closest schools:

Primary: St Luke's, Queen's Park Sec-

ondary: Varndean, Dorothy Stringer

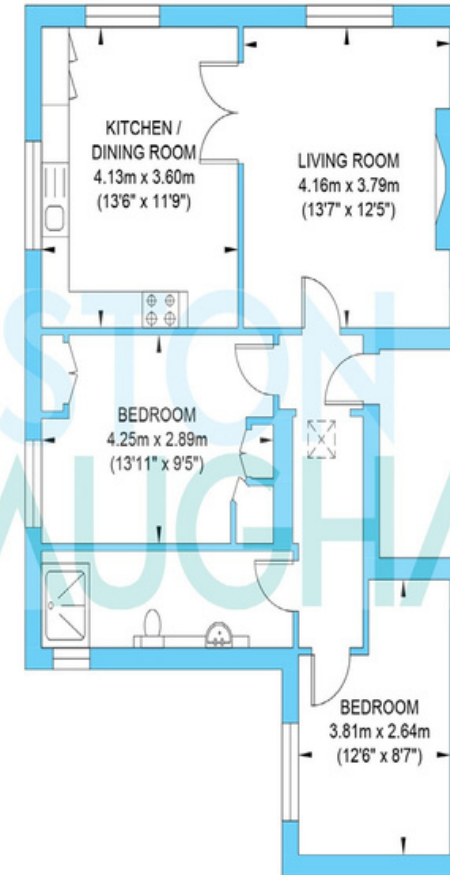
Sixth Form: BHASVIC, Varndean, MET, BIM

Private: Brighton College Prep, Brighton College, Brighton Waldorf, Roedean

Location:

Kempton is a great place to be with a bohemian mix of cafés, shops, restaurants and even a farmer's market- and it is bordered by the sea. The waterfront restaurants, bars and health club of the Marina are an easy walk and local beaches have amenities including a sauna spa, lido, volleyball courts, yoga centre and café/bars. Within easy reach of the international shopping, restaurants, cinemas and theatres of the historic heart of the city it is convenient for the County, General and Nuffield Hospitals, Amex, the law courts and universities as well as parks and gardens which provide open spaces, sports facilities and host arts events in city festivals. The whole of Brighton and Hove including Brighton Station is easy to reach on foot, by bus or by car, and if you need a car permit zone H has no waiting list.

Sussex Square



Fifth Floor
Approximate Floor Area
718.38 sq ft
(66.74 sq m)

Approximate Gross Internal Area = 66.74 sq m / 718.38 sq ft

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