

Brunswick Square

Hove

Guide Price £700,000 – £750,000

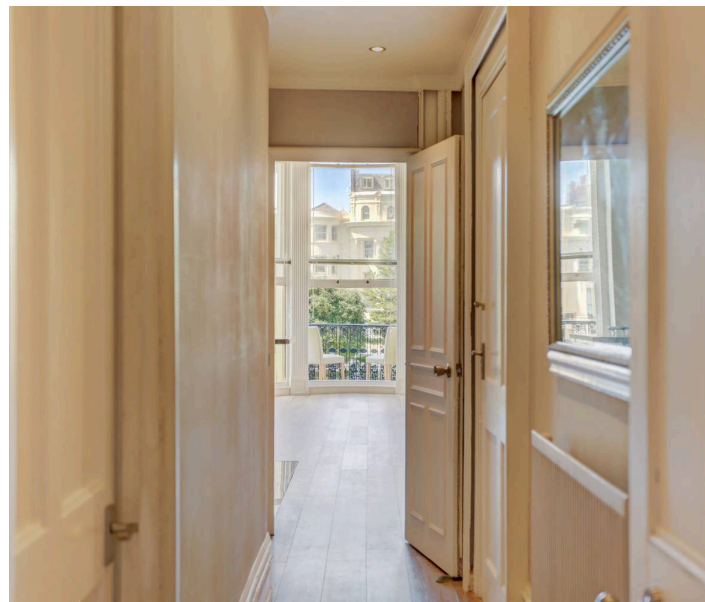


Stucco fronted and uniformly painted, the properties on historic Brunswick Square are Grade 1 listed. They were designed by the renowned architect Charles Busby and built from 1825 onwards.

Just up from Hove promenade with spectacular views to the north and south across the Square's gardens, the maisonette sits in the centre of the eastern terrace with sea views from the large first floor windows and balcony and an outlook directly over the Gardens in the centre of the Square.

This is an elegant apartment with an abundance of original features, subtly updated to accommodate contemporary living. Neutral interior decor sits well with the period detailing of high, intricately corniced ceilings, traditional fireplace surround and striking floor-to-ceiling, sash bay windows leading out to a curved balcony.

Flooring is a mix of basket weave styled woodblock and practical carpeting. Sited in such an historic residential square, close to all Brighton and Hove has to offer, it's quite a place in which to live.



The extensive, light-filled main reception room and kitchen/diner combined has a wonderfully high ceiling and stunning bay with floor to ceiling sash windows leading out onto an original cast-iron balcony, drawing in light from a south westerly aspect. This layout seamlessly blends a set of living spaces that flow together while bathed in an abundance of natural illumination. An attractive period fireplace adds further ambience to the living space.



Generously proportioned, beautifully illuminated with natural light and with soft neutral decor and carpeting this is the ideal space to really relax and unwind.

The third bathroom sits adjacent. A striking spa space decorated in cream, marble-effect tiles adding a luxury vibe further enhanced by the impressive corner spa bath. A large angled bay window floods the room with light.

In the Local Area

Constructed in 1826, the elegant cream façade provides a striking backdrop to the original Corinthian pillars, cast-iron railings, and distinctive black-and-white chequered perron, creating an undeniably handsome approach. Nestled in one of Hove's most sought-after locations, Brunswick Terrace enjoys a prime seafront position directly opposite the promenade and Hove Lawns. It's an ideal setting for commuters with convenient mainline rail links from Brighton Station. Brunswick Village offers a vibrant selection of shops, bars, and restaurants, with the amenities of Church Road, Western Road, and Brighton's famous South Lanes and North Laines all moments away. The area also provides easy access to the countryside, with regular bus services connecting you to popular destinations such as Devil's Dyke and the South Downs National Park.

Further Information

The property is situated in Parking Zone M. Currently, the property is in Council Tax band D, which was charged at £2,579.44 for 2026/27. EPC rating - E Broadband & Mobile Phone Coverage - Prospective buyers should check the Ofcom Checker website. Planning Permissions - Please check the local authority website for any planning permissions that may affect this property or properties close by. TENURE & OUTGOINGS Tenure: Leasehold Unexpired term on lease - 999 years Service Charge - £4,000pa This information has been provided by the seller. Please obtain verification via your legal representative.

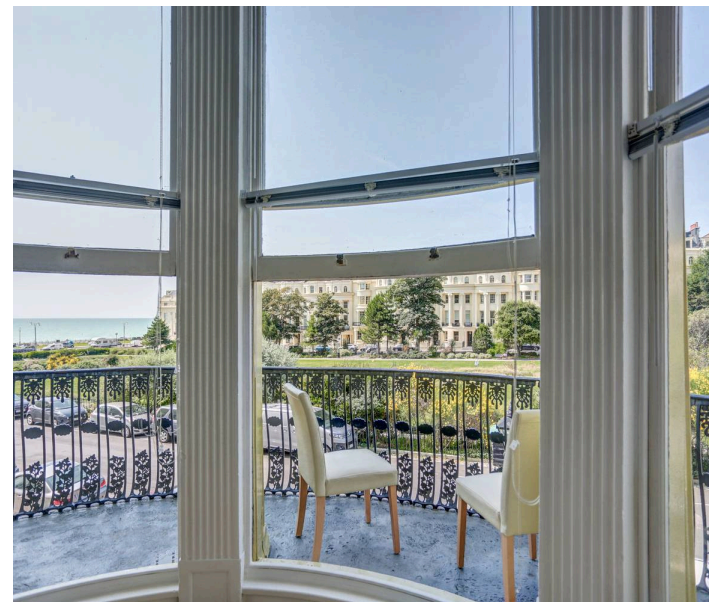




The contemporary kitchen seamlessly occupies a natural corner of the room, looking out through the full height glazing towards the gardens and is furnished with white high-gloss eye level and base units with integral range oven and appliances. Warm hazelnut-toned work surfaces compliment the white and offer plenty of practical space for a breakfast bar and prepping while cohesively meshing with the basket weave wood block flooring of the living area to pull this space together beautifully.

The views of the terrace opposite bring a sense of location to the space and the stunning, full height, curved bay windows frame the expansive central gardens, making this room perfect for both relaxing and entertaining. Views of the ocean from the balcony are sublime; what better place to spend time reading the Sunday papers with a coffee and croissant watching the world go by or entertaining with summer evening cocktails.

Along the hallway on this floor the third bedroom occupies a peaceful rear aspect position. Spacious enough for a double or two single beds the room sits adjacent to a practical, cream tiled shower room. Neutrally decorated with soft carpeting and white walls it's the ideal sleep space.



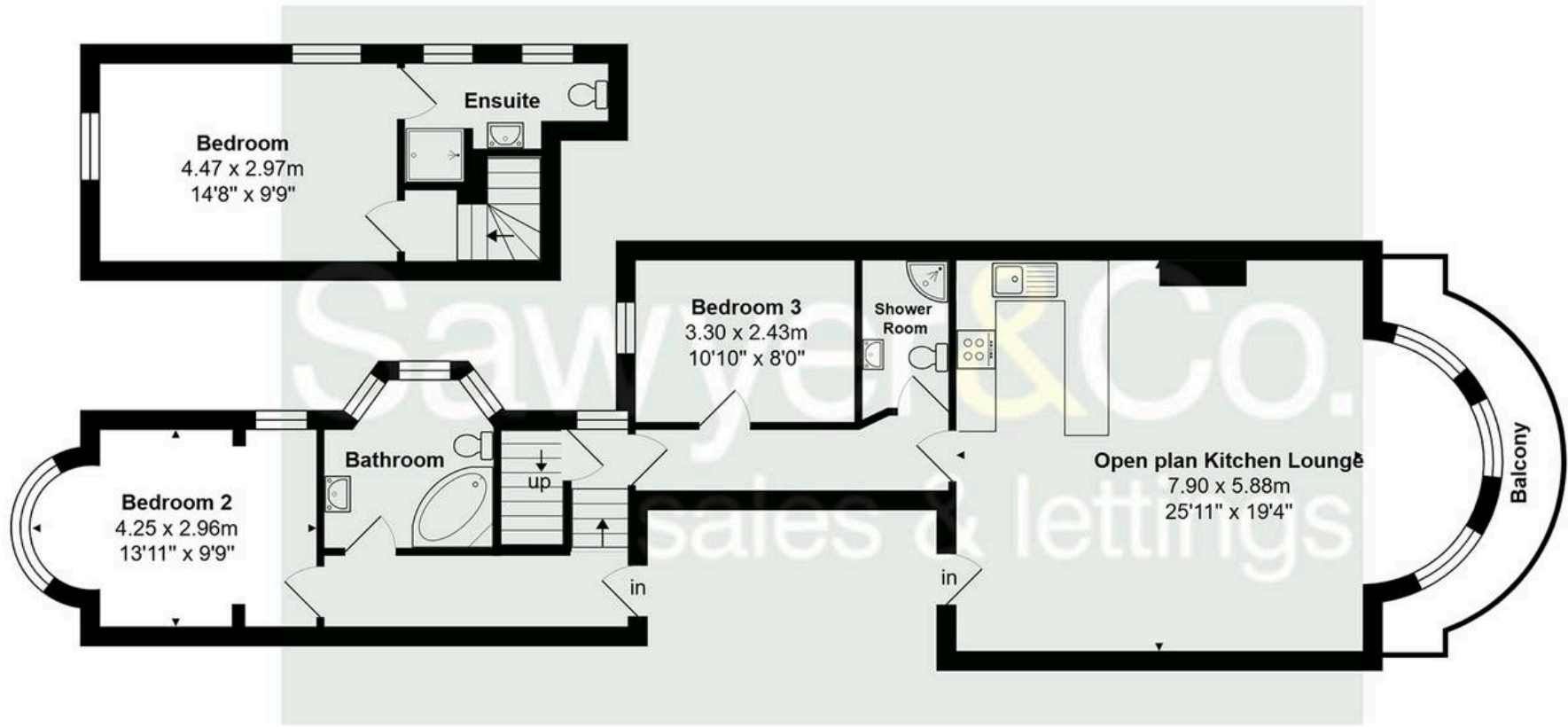
At the end of the hallway stairs lead up to the primary bedroom suite with an additional flight leading down to the second bedroom. The primary bedroom is nicely open plan and spacious; a light-filled sleep sanctuary, neutrally decorated with the benefit of built-in cupboards, double aspect windows plus a pretty stained glass window. An ensuite shower room adds practicality and a luxe factor to this floor.

On the lower level of the apartment a further well-appointed double bedroom enjoys a quiet positioning and ease of use of the third bathroom. An elegant room with a dramatic arched wall feature, lending the perfect spot to place the bed in front of a curved bay window.









Total Area: 104.9 m² ... 1129 ft² (excluding balcony)
All measurements are approximate and for display purposes only.



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We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate.