



Eastern Terrace Mews, BN2
Offers in Excess of £400,000

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INTRODUCING

Eastern Terrace Mews, BN2

2 Bedrooms | 1 Bathroom | 1 Reception Room | 763 Sq Ft |
South-Facing balcony & Carport

Nestled within the desirable Eastern Terrace Mews, this charming three-bedroom house presents an exceptional opportunity to acquire a delightful home in one of Brighton's most sought-after areas. This property is chain-free, ensuring a smooth and swift transaction for prospective buyers looking to move in without delay.

Upon entering, you are greeted by a well-maintained interior that exudes a welcoming atmosphere. The property boasts three comfortable bedrooms, providing ample space for families, couples, or those seeking a dedicated home office. The single reception room offers a versatile area for relaxation and entertaining, benefiting from natural light and a thoughtful layout.

One of the standout features of this mews property is its unique car port. This practical space not only provides secure off-street parking, a valuable asset in Brighton, but also cleverly doubles as a south-facing outside area. Imagine enjoying your morning coffee or an evening drink in this private, sun-drenched spot, offering a tranquil escape from the bustling city life. Further enhancing the outdoor appeal is a lovely south-facing balcony, perfect for enjoying the Brighton sunshine and offering an additional private outdoor retreat.

The location of Eastern Terrace Mews is truly exceptional. While offering a quiet and peaceful residential setting, it remains incredibly close to the vibrant Kemptown Village. Here, residents can explore an array of independent shops, charming cafes, excellent restaurants, and local amenities, all contributing to the area's unique bohemian charm. Furthermore, the property is just a short stroll from Brighton's iconic beach, allowing for easy access to seaside walks, water activities, and the refreshing coastal air.

This attractive house combines the best





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Closest schools:

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

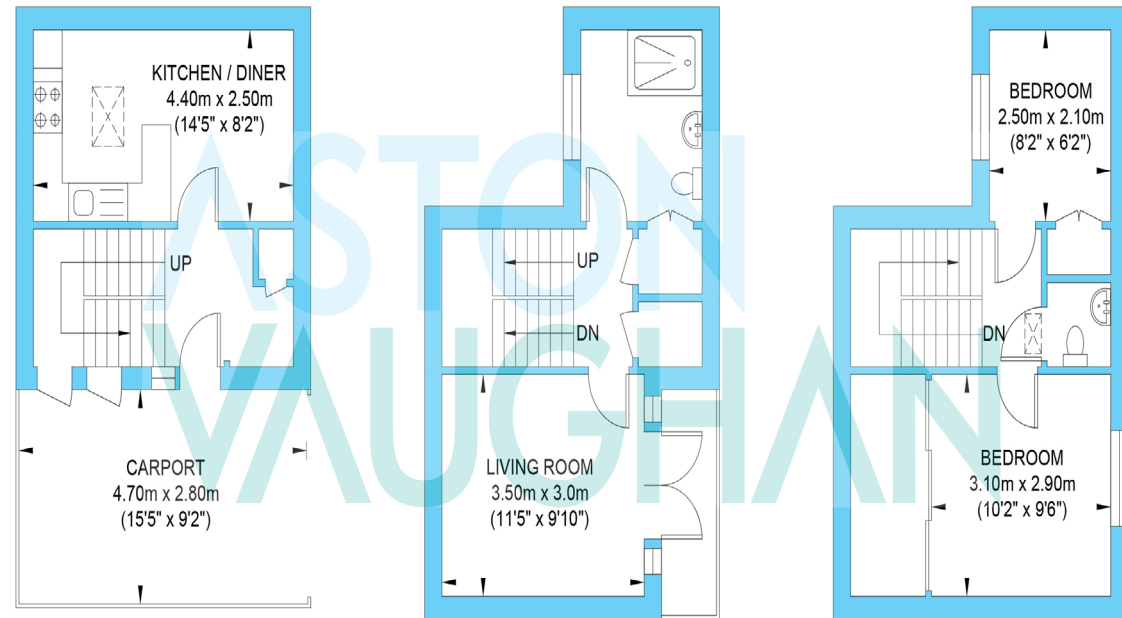
Secondary: Varndean and Dorothy Stringer, Cardinal Newman RC

Private: Brighton College and Prep.

Location:

Brighton is a cosmopolitan coastal resort famous for its history and flamboyant Royal Pavilion as well as its beaches, Pier and glamorous Marina. Known for its festivals celebrating the arts and relaxed, café culture there are countless shops, restaurants and bars to explore along the seafront, in the characterful Georgian Lanes or in the fashionable central shopping districts and all are easy to reach from this period property. The beach is down the road, and it is just a stroll from the fashionable Kemp Town Village which hosts the Hospital and good schools including the award-winning Brighton College. The law courts and Amex are within reach as is the Marina with its health club, cinema, restaurants and supermarket and the Downs, Queen's Park and 72 par golf course are a ten-fifteen-minute walk. It is also close to several bus routes serving the city centre, coast and Brighton Station, with its fast links to Gatwick and London. For those who need to commute by car, the A23 and A27 are not far.

Eastern Terrace Mews



Ground Floor
Approximate Floor Area
213.12 sq ft
(19.80 sq m)

First Floor
Approximate Floor Area
258.97 sq ft
(24.06 sq m)

Second Floor
Approximate Floor Area
291.27 sq ft
(27.06 sq m)

Approximate Gross Internal Area (Excluding Carport) = 70.92 sq m / 763.36 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

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