Clarendon Terrace, BN2

£390,000

ASTON VAUGHAN

INTRODUCING

Clarendon Terrace, BN2

2 Bedrooms | 1 Bathroom | Great Location

Nestled within the prestigious Grade II listed Regency building of 3 Clarendon Terrace, this exquisite two-bedroom, third-floor apartment presents a rare opportunity to acquire a coastal residence with unparalleled direct sea views. Boasting a prime East Sussex location, this property combines historical elegance with contemporary living, making it an ideal home for those seeking both charm and convenience.

Upon entering, residents are greeted by a well-presented interior that immediately conveys a sense of quality and style. The heart of this apartment is undoubtedly the open-plan kitchen, living, and dining room. This bright and airy space is perfectly designed for modern lifestyles, offering a seamless flow between cooking, dining, and relaxation. The south-facing windows are a particular highlight, flooding the room with natural light and, most importantly, framing the magnificent, uninterrupted sea views that stretch out before you. Imagine enjoying your morning coffee or an evening meal whilst gazing at the ever-changing seascape; it is truly a captivating experience.

The kitchen itself is a testament to contemporary design, featuring sleek units and integrated appliances, providing both functionality and aesthetic appeal. Adjacent to this impressive living area are two comfortable bedrooms, offering peaceful retreats. The apartment is serviced by a modern bathroom, finished to a high standard, ensuring comfort and practicality for residents and guests alike.

One of the significant advantages of this third-floor apartment is the convenience of a lift, providing easy access to all levels within this historic building. The property has been meticulously maintained and is presented in excellent condition throughout, allowing new owners to move in with minimal fuss. Furthermore, the apartment is offered for sale with no onward chain, simplifying the purchasing process and enabling a smoother transaction.

Clarendon Terrace is renowned for its architectural grandeur and desirable position, offering residents easy access to local amenities, vibrant shops, delightful cafes, and excellent transport links. The allure of coastal walks and the refreshing sea air are right on your doorstep, providing an enviable lifestyle opportunity. This apartment is not just a home; it is an invitation to embrace a sophisticated seaside living experience in one of East Sussex's most sought-after locations. Early viewing is highly recommended to fully appreciate the quality, views, and lifestyle on offer.

Education:

Primary: Queens Park Primary School, Middle Street Primary

Secondary: Varndean and Dorothy Stringer, Cardinal Newman RC

Private: Brighton College and Prep, Montessori School

Good To Know:

During the 19th Century, Thomas Kemp came down to Brighton with eminent architects Busby and Wilds. Together they transformed the coastline, inspired by Nash's regal homes in London. Brighton is now 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 celebrat ing the arts and relaxed, café culture there are count less 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 Grade II listed home.

The beach is opposite and it's just a stroll from the fashionable Kemp Town Village which hosts the Hospital and good schools including The Steiner and the award-winning Brighton College. The law courts and Amex are within reach as is the Marina with its health club, cinemas, restaurants and supermarket and the South Downs, Queen's Park and 72 par golf course are a ten-fifteen-minute walk. It's 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, and permit zone H has no waiting list

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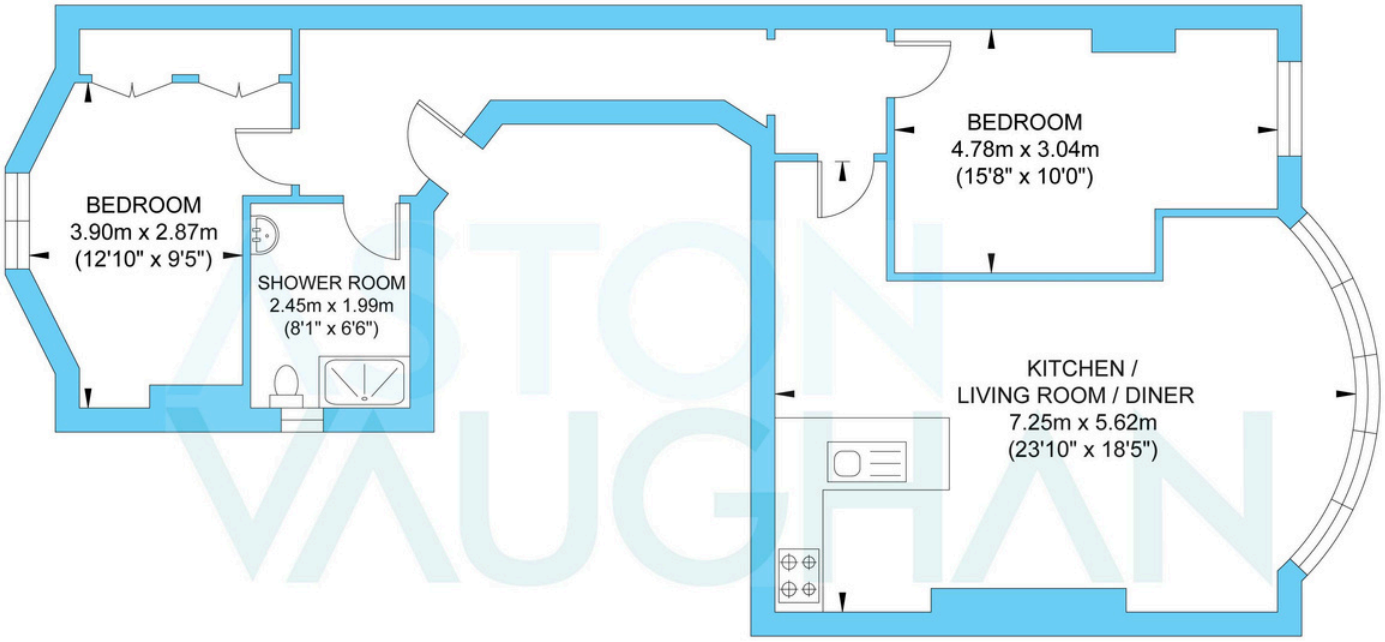

Third Floor
Approximate Floor Area
801.15 sq ft
(74.43 sq m)

Approximate Gross Internal Area = 74.43 sq m / 801.15 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.