



Simpson & Williams



CARLETON HOUSE, MALTRAVERS STREET, ARUNDEL, WEST SUSSEX, BN18 9AP



APPROXIMATE GROSS INTERNAL AREA = 4406 SQ FT / 409.3 SQ M

BASEMENT = 1379 SQ FT / 128.1 SQ M

TOTAL = 5785 SQ FT / 537.4 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2025 ©

Produced for Sims Williams

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£5,995 PCM

CARLETON HOUSE, MALTRAVERS STREET, ARUNDEL, WEST SUSSEX, BN18 9AP

- Exceptional Grade II Listed townhouse in the heart of historic Arundel
- Approximately 5,785 sq ft of beautifully arranged accommodation across five levels
- Elegant kitchen/breakfast room opening onto a balcony terrace
- Impressive reception spaces including drawing room, dining room and home office
- Lower ground floor family room, gym and secondary kitchen
- Stunning principal suite with dressing room and luxurious en-suite bathroom
- Landscaped terraces with multiple seating and entertaining areas
- Three private parking spaces – a rare benefit within central Arundel
- Moments from Arundel Castle, the South Downs, Goodwood and the coast
- Five Weeks Rent Security Deposit

EPC RATING

Current = D

Potential = C

COUNCIL TAX BAND

Band = H

Positioned within one of Arundel's most prestigious settings, Carleton House offers a rare opportunity to reside in a beautifully restored and exquisitely designed Grade II Listed townhouse enjoying far-reaching views towards Arundel Castle and the surrounding countryside.

Arranged over five elegant floors and extending to approximately 5,785 sq ft, the property showcases exceptional interior design throughout, blending rich colour palettes, bespoke finishes and striking period architecture to create a luxurious yet welcoming living environment.

The magnificent drawing room is flooded with natural light through tall sash windows and features refined décor, contemporary lighting and a feature fireplace — an impressive space ideal for both entertaining and day-to-day living. The stylish kitchen/breakfast room forms the heart of the home with access onto a balcony terrace, while the lower ground floor offers exceptional versatility with a gym, second kitchen, office and relaxed family living space with direct access to the gardens.

Beautiful bedroom accommodation is arranged across the upper floors, including a superb principal suite featuring a dressing room and a luxurious hotel-style bathroom complete with freestanding bathtub, walk-in shower and heritage tiling. The additional bedrooms provide flexible accommodation ideal for family living, guests or home working.

Outside, the landscaped terraces are equally impressive and have been thoughtfully designed to provide multiple seating and dining areas, established planting and stunning outlooks across Arundel's iconic skyline. The property further benefits from three private parking spaces — an exceptional and highly sought-after feature within this central location.

Perfectly positioned moments from Arundel's independent cafés, restaurants, galleries and mainline station, the property also offers convenient access to the South Downs, Goodwood and the coast, making it ideally suited for those seeking both lifestyle and connectivity.

To ensure the residence is maintained to an impeccable standard, a professional gardener and cleaner are included within the tenancy.

Application and Fees Holding Deposit – capped at One weeks rent Paid by you to reserve the Property. This will only be retained by us if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 calendar days.

Sales & Lettings offices in Arundel, Bognor Regis, Chichester & Walberton

