



New Steine Mansions, Devonshire Place, Brighton, BN2 1QJ
Asking Price £550,000

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A beautifully presented three-bedroom top-floor apartment in a period building, offering sea views and over 900 sq ft of elegant living space in vibrant Kemptown.

Forming part of a magnificent period building on the sought-after Devonshire Place opposite New Steine Gardens, this exceptional three-bedroom top-floor apartment presents a rare opportunity to acquire a substantial residence in the heart of Brighton's vibrant Kemptown area. Boasting over 900 square feet of meticulously presented living space, this property seamlessly blends historical charm with contemporary comforts, making it an ideal home for discerning buyers.

A convenient passenger lift provides effortless access to the top floor, ensuring ease and accessibility for all occupants. The apartment itself is a testament to thoughtful design and quality craftsmanship. Upon entering the apartment, you are immediately greeted by the grandeur of its original features, including exquisite ornate tiled flooring that speaks to the property's rich heritage.

The heart of this home is undoubtedly the impressive double aspect living/dining room. Flooded with natural light, this expansive reception area offers captivating views over the picturesque New Steine Gardens, extending towards the glistening sea - a truly enchanting backdrop for both everyday living and entertaining. The generous proportions allow for versatile furniture arrangements, creating distinct zones for relaxation and dining.

The modern fitted kitchen is a chef's delight, equipped with a comprehensive range of contemporary units and integrated appliances, providing both functionality and style.

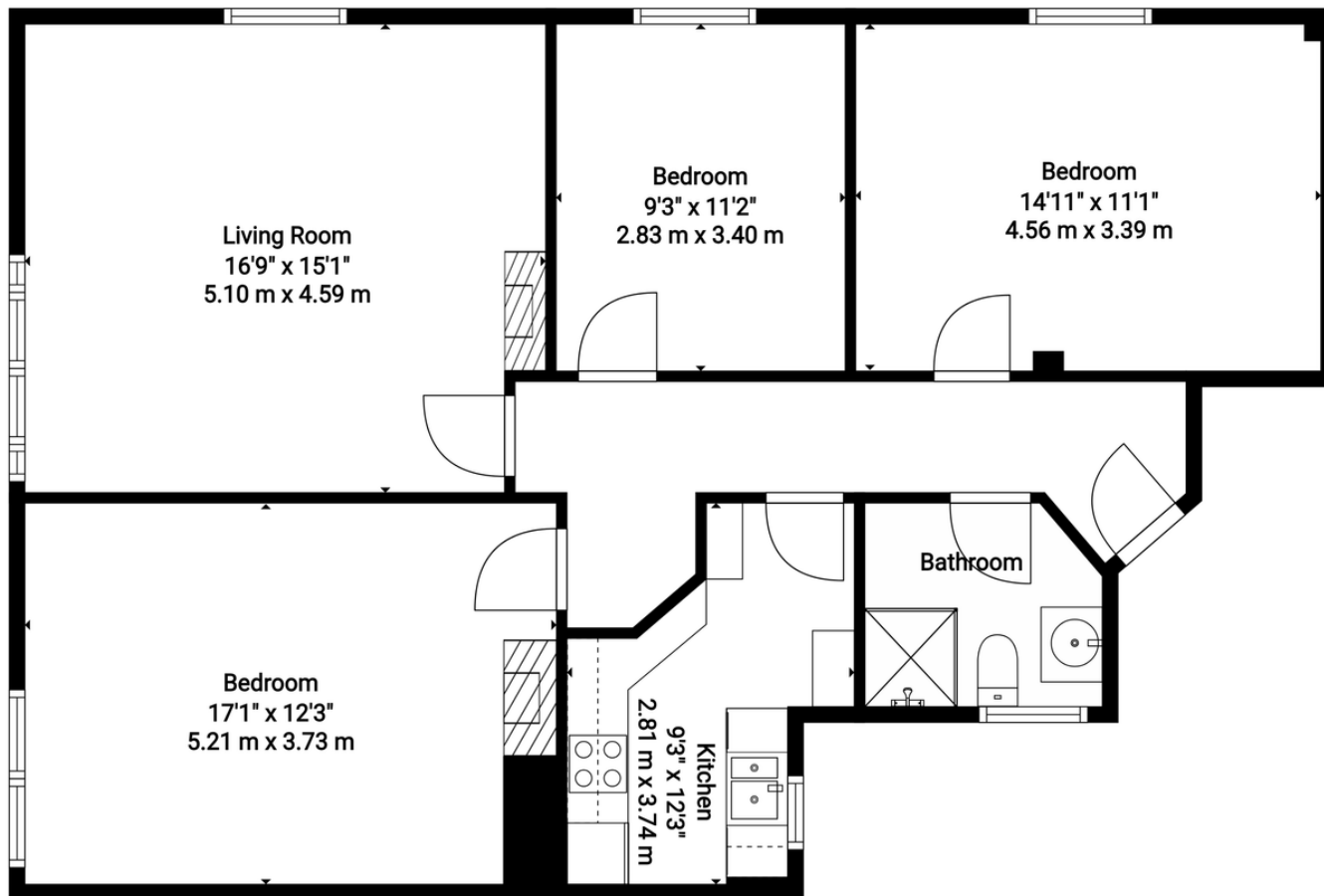
Its design ensures a seamless cooking experience, catering to all culinary needs. Adjacent to the living areas, the three well-proportioned bedrooms offer comfortable and private retreats. Each room benefits from ample natural light and provides flexible accommodation options, whether for family living, guest rooms, or a dedicated home office.

Completing the internal accommodation is a sleek, modern fitted shower room. Finished to a high standard, it features contemporary fixtures and fittings, offering a refreshing and practical space. Further enhancing the comfort of this apartment is gas central heating throughout, ensuring a warm and inviting atmosphere during the cooler months.

Beyond the apartment's impressive interiors, its location is truly unparalleled. Situated in Kemptown, one of Brighton & Hove's most desirable neighbourhoods, residents will enjoy immediate access to a wealth of amenities. From independent boutiques and artisan cafes to renowned restaurants and lively bars, everything is within easy reach. The proximity to New Steine Gardens and the seafront offers endless opportunities for leisurely strolls and enjoying the coastal lifestyle. Excellent transport links provide convenient access to Brighton city centre and beyond, making this an ideal base for both local and commuter residents.

This well-presented top-floor apartment, with its blend of period elegance, modern conveniences, and an enviable location, represents a superb opportunity for those seeking a sophisticated coastal lifestyle.





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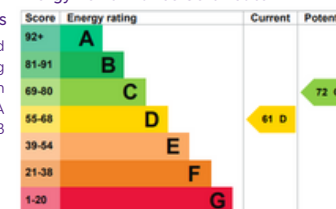
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Agents Notes

Tenure Share of Freehold
981 Year Lease Remaining
Service Charge Approx £2,300 Per Annum
Ground Rent N/A
Council Tax Band B

Energy Performance Certificate



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