

mishons

Land | New Homes | Investments



The Orchards

Brighton

The Orchards

Presenting a remarkable collection of six luxurious 4-bedroom homes, crafted with contemporary elegance. Nestled in a highly sought-after location, these exceptional properties boast private gardens, courtyards, and balconies off the principal bedrooms, all designed to an impeccable standard.

About Home

Building better futures.

This is the main objective of Home, a Sussex-based property developer which has been distinguishing itself in the luxury residential market.

Home is known for high quality design-led apartments and houses, with particular expertise and offices, in addition to bespoke new-build houses.





Ovingdean

a village within a city

The Orchard is situated in Ovingdean, a charming coastal village on the edge of the South Downs, adjacent to Rottingdean.

This idyllic location offers easy access to the South Downs National Park, the seafront, and an excellent selection of schools, including Roedean, Brighton College, Longhill High, Ovingdean Nursery, and Saltdean Primary.

Nearby amenities include a local shop and post office on Longhill Road, while Rottingdean High Street features an array of shops and eateries. Central Brighton and the Marina are just a short drive away, with reliable bus services connecting Ovingdean to Brighton city centre.

Known for its forward-thinking ethos, Ovingdean is proud to be a plastic-free village with an active biodiversity conservation network and a pioneering community energy project in progress.



Introduction and specification

- *Crafted with contemporary living in mind, the open-plan layouts seamlessly connect the living, dining, and kitchen areas, creating a versatile flow of space that maximises natural light and frames stunning views.*
- *The kitchen is a blend of elegance and practicality, featuring sleek, handleless cabinets and luxurious stone worktops, complemented by open shelving. Its refined design ensures that cooking at home is a pleasure.*
- *Boundaries between the bedroom, dressing room, and bathroom are thoughtfully softened, allowing daylight to pour through stylish glass partitions. Rich onyx marble tiles, woodgrain cabinetry, and brass fixtures add layers of texture and sophistication.*
- *Savour picturesque views over your shared private woodland and the tranquil expanse of the South Downs.*



Luxurious bathrooms feature high-quality fittings and opulent finishes, beautifully complemented by exquisite interior and exterior design.



Each home boasts its own private garden, a balcony, and a charming courtyard.



A contemporary specification crafted with premium materials and enhanced by exquisite designer finishes



Enjoy serene views over your shared private woodland and the rolling landscapes of the South Downs.



Specification

Hallways, Kitchen and living space

Exterior

- Outside tap
- Electric car charging facilities to each garage
- Electric entry gates
- Paved patio and courtyard areas
- Lawned gardens
- Green roof
- Exterior PIR wall lighting
- Outside power points in selected locations
- Hugin driveway and associated pathways
- Decorative stone access road with block paved driveway
- 10 year Advantage Warranty

Hallways, Kitchen and living space

- Bespoke contemporary kitchens
- Marble and quartz work surfaces
- Pantry
- Utility Area
- Fischer and Paykel appliances included
- Full height fridge
- Full height freezer
- Dumbwaiter
- Integrated upholstered seating
- Stylised exposed ceiling beams
- Combination microwave oven
- Oven
- Dishwasher
- Four ring induction hob
- Boiling water tap
- Integrated recycling bin
- Deep pan drawers
- Unique marble splash backs

Flooring

- Engineered wide plank oak flooring to the hallways and the open plan living kitchen
- Luxurious bamboo carpets to the bedrooms
- Tiled floors to the bathrooms

Bathrooms and en-suites

- Italian porcelain tiling in bathrooms with feature tiling
- Duravit suite in bathrooms remove Kaldewei
- Baths and shower trays
- Feature freestanding baths where shown
- Duravit toilets
- Stone resin basin (double where shown)
- Shaver sockets
- Recessed wall cabinets to main bathroom incorporating anti-mist mirrors and vanity units within en-suites.
-

Heating, Electrical and lighting

- Air source heat pump
- Solar battery storage
- Underfloor heating throughout
- Electric towel rails with heated wall in master en-suite
- Recessed spotlights to hallways, living areas, kitchen & bathrooms
- Smart heating thermostats
- Feature track lighting to kitchens
- TV points to living room and bedrooms
- White metal switches
- Feature pendant lighting in selected areas
- Optional feature - wood burner to living areas
- MVHR ventilation throughout
- invader alarm system
- Oversized windows throughout
- Sliding door to living area
- Feature windows to living area





Scan here for more information

01273 77 88 77

newhomes@mishons.com

94 Church Road | Hove | BN3 2EB



mishons

Land | New Homes | Investments