



Olde Place Mews

Rottingdean, BN2 7HA

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This stunning four-bedroom, two-bathroom terraced home...

... has been thoughtfully extended and modernised to an exceptional standard. Situated in the heart of picturesque Rottingdean Village, it offers both a central location and the tranquillity of a quiet mews setting. Positioned just off the High Street, the house benefits from a prime position—close to everything yet tucked away in a peaceful enclave. Immaculately presented throughout, the home is bright, airy, and ready to move into without any additional work.

The ground floor features a fully fitted modern kitchen with integrated appliances, along with a convenient WC. On the first floor, you'll find a spacious lounge, a family bathroom, and two bedrooms, one of which provides an ensuite. The top floor offers two more bedrooms, both with eaves storage space.

Rottingdean is a charming English seaside village, offering a rich variety of activities and entertainment year-round. Highlights include cricket, croquet, and tennis clubs, a thriving amateur dramatics society, and nearby horse-riding stables. The quaint High Street, just a short walk from the property, features two mini supermarkets, a pharmacy, a hardware store, a butcher, a greengrocer, and more. The village also has excellent pubs, a local museum, and several restaurants and cafés. Rottingdean Beach and the scenic undercliff walk, leading to Brighton Marina, are just beyond the High Street.

Brighton, with its extensive shopping, the fashionable Laines, theatres, bars, and restaurants, is easily accessible. Regular bus services along the coast road take you to the pier in about 10 minutes, and Brighton's mainline railway station is a short drive or 20-minute bus ride away.

Families are well catered for, with many highly regarded schools and colleges in the area, including Roedean School, Brighton College, and local sixth form colleges. The village has two primary schools and a nearby secondary school, while the city is home to both the University of Sussex and Brighton University, as well as a number of creative arts institutions.

➤ *Guide Price* £500,000 - £550,000

4



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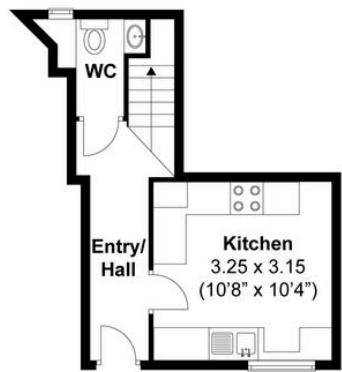
Modern interior
throughout...



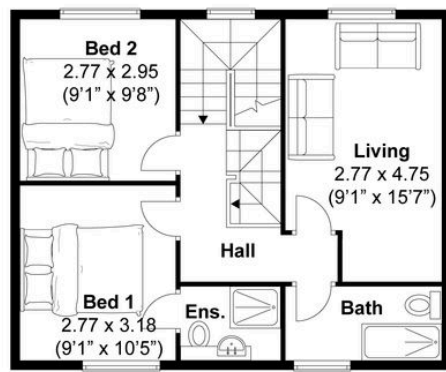
TOTAL FLOOR AREA:
951 sq. ft. (88 sq. m.) approx

Olde Place Mews, Rottingdean
Approximately 88 sqm (951 sqft)

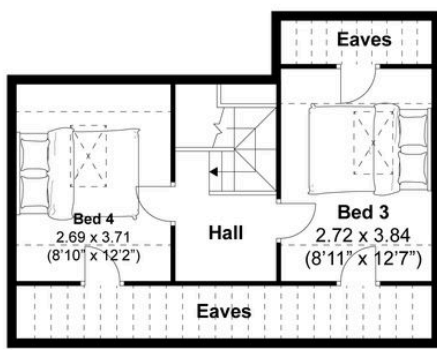
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GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



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Exceptional service

We love doing what we do, so it's always done with honesty, energy, and a smile. From marketing to moving, our team is here to guide you, step-by-step, through the process of selling your home. We'll always give you honest opinions and share our local market expertise so that you'll know where you stand at every point of the journey.

Our people are a great team. All pros, brimming with experience and drive. So we promise you all focus and no faff to make sure your sale runs smoothly and hassle-free from start to completion. We'll always keep you in the loop and keep a beady eye on your chain if you're in one so that we can respond to any changes instantly.

And never forget, we're here for you at any time.

Service checklist



Personal, one-to-one service



Expert social media marketing



Honest valuations in line with current market conditions



Professionally designed and printed brochures



Ahead of the game marketing strategies



Daily sales progression



Professional photography



In-house financial advisors

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2. No representations are made in these particulars as to the condition of the property or as to whether any service or facilities are in good working order.
3. All Measurements are approximate.



Whatever you're looking for...
We'll help you find it.

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