



Jubilee Road

Portslade

Guide Price £700,000 - £800,000



Conveniently located within easy reach of Boundary Road amenities and both Portslade and Fishergate mainline stations, a UNIQUE ARCHITECTURALLY DESIGNED FOUR DOUBLE BEDROOM DETACHED ECO HOME (EPC A*) with a SELF-CONTAINED ANNEXE, WRAP-AROUND GARDEN and OFF-ROAD PARKING on an exceptional 440m² level plot. The home has been designed with two dramatic atriums, flooding the interior with natural light and creating a striking sense of height and openness throughout.

The impressive open plan lounge, dining and kitchen forms the heart of the home, with the wood burning stove as its natural focal point. The well-equipped kitchen with solid wood worktops is partly screened from the dining area by a breakfast bar – neatly concealing the sink while keeping the spaces sociably connected. Large full-height sliding doors open the dining area directly onto the south-facing garden – ideal for entertaining. A designated workstation overlooks the garden to the left of the doors.

The ground floor benefits from two double bedrooms accessed along a curved corridor with overhead storage, along with a stylish wet room providing excellent flexibility for guests, multi-generational living or those requiring level access.

On the first floor are two further dual-aspect double bedrooms with bespoke built-in storage, a modern family bathroom, plant room with airing cupboard and attic storage.

Outside, a wrap-around garden offers spaces to relax, dine and entertain, with a south-facing patio and west-facing lawn with mature planting.





A particular feature is the detached self-contained annexe, a beautifully versatile space with its own kitchen, shower room and bespoke disappearing double bed that converts instantly from bedroom to open living space, ideal for rental income (£1,000 - £1,100pcm), independent living or guests. To the front, a gated driveway provides off-road parking for multiple vehicles.

The property has been constructed with a strong focus on sustainability and energy efficiency, incorporating solar PV and solar thermal, resulting in a comfortable home with low running costs. A full technical specification is available on request.

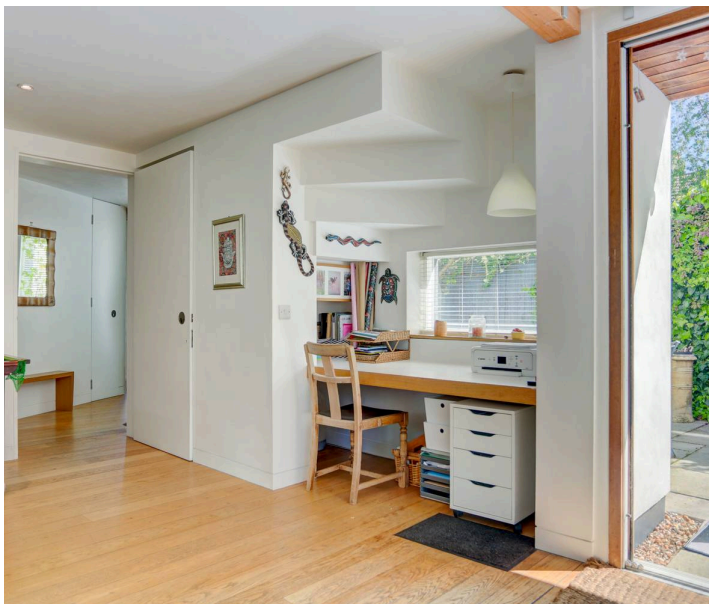
- The property is due to have an EPC assessment carried out shortly and we expect the results of that to an A rating.

In The Local Area

Conveniently positioned in a well connected and increasingly popular part of the coast, the property enjoys easy access to a superb mix of green spaces, local amenities and leisure facilities.

Vale Park, Victoria Recreation Ground and Southwick Recreation Ground are all close by, while the footpath beside the property leads straight to the South Downs National Park, offering miles of scenic countryside and coastal views.

For commuters, Fishersgate Station is just a two minute walk away, offering direct mainline connections to Brighton, Hove, Gatwick Airport, London Victoria, Southampton and Portsmouth. Excellent road links also place Brighton city centre and surrounding coastal towns within easy reach.





Everyday shopping needs are well catered for, with a Co-op conveniently located around the corner and a wider selection of independent shops, cafés and amenities along Boundary Road. Southwick Square is also close at hand and has a lovely village feel, centred around its popular little Waitrose, The Flour Pot Bakery and the welcoming Southwick Community Centre, which hosts a variety of local events and activities throughout the year.

Families are well served by a choice of nearby schools including St Mary's Catholic Primary School, St Nicolas' C of E Primary School and Brackenbury Primary School.

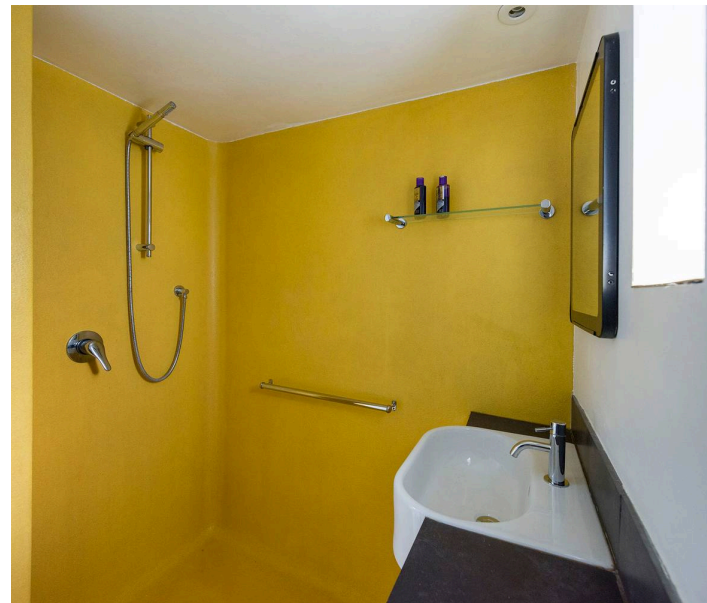
There is also an excellent range of nearby leisure facilities. Boulder Brighton, one of the largest indoor climbing centres on the south coast, and Southwick Leisure Centre are both easily accessible, while Hove seafront offers a fantastic selection of newly regenerated leisure facilities, bars, cafés and restaurants. Shoreham Beach and Shoreham's bustling High Street are also close by, providing further opportunities for watersports, coastal walks, dining and independent shopping.

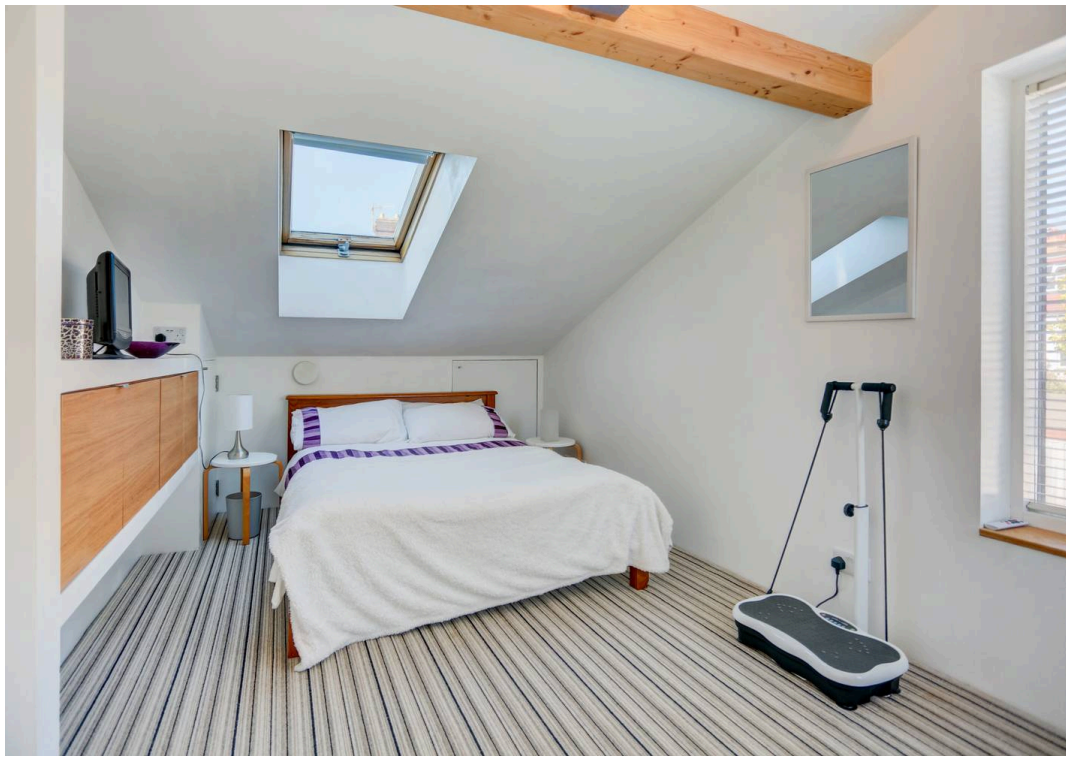
Further Information

The property is not in a controlled parking zone. Currently, the property is in Council Tax band D, which was charged at £2,579.44 for 2026/27.

Broadband & Mobile Phone Coverage - Prospective buyers should check the Ofcom Checker website. Planning Permissions - Please check the local authority website for any planning permissions that may affect this property or properties close by.

This information has been provided by the seller. Please obtain verification via your legal representative.



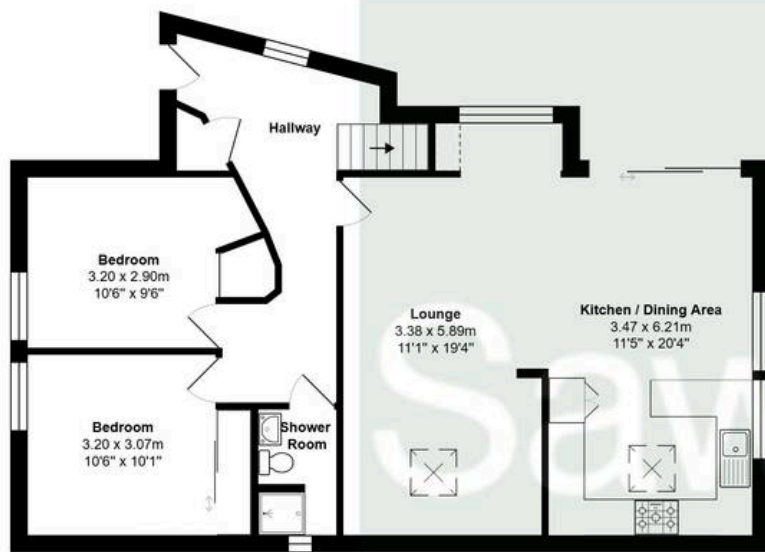




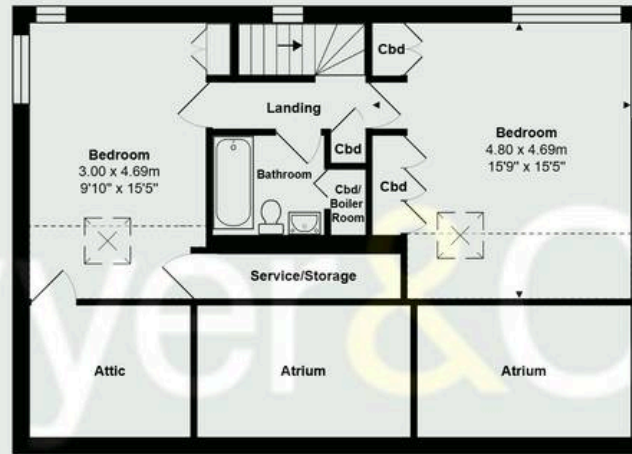








Ground Floor



First Floor



Annexe
Area: 33.7 m² ... 363 ft²

Total Area: 161.4 m² ... 1737 ft² (Including Annexe)

Of which the area with restricted head height measures: 7 m²... 75 ft²

Total Floor Area 127.7 m²... 1374 ft² (Excluding Annexe)

Of which the area with restricted head height measures: 7 m²... 75 ft²

All measurements are approximate and for display purposes only.



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We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate.