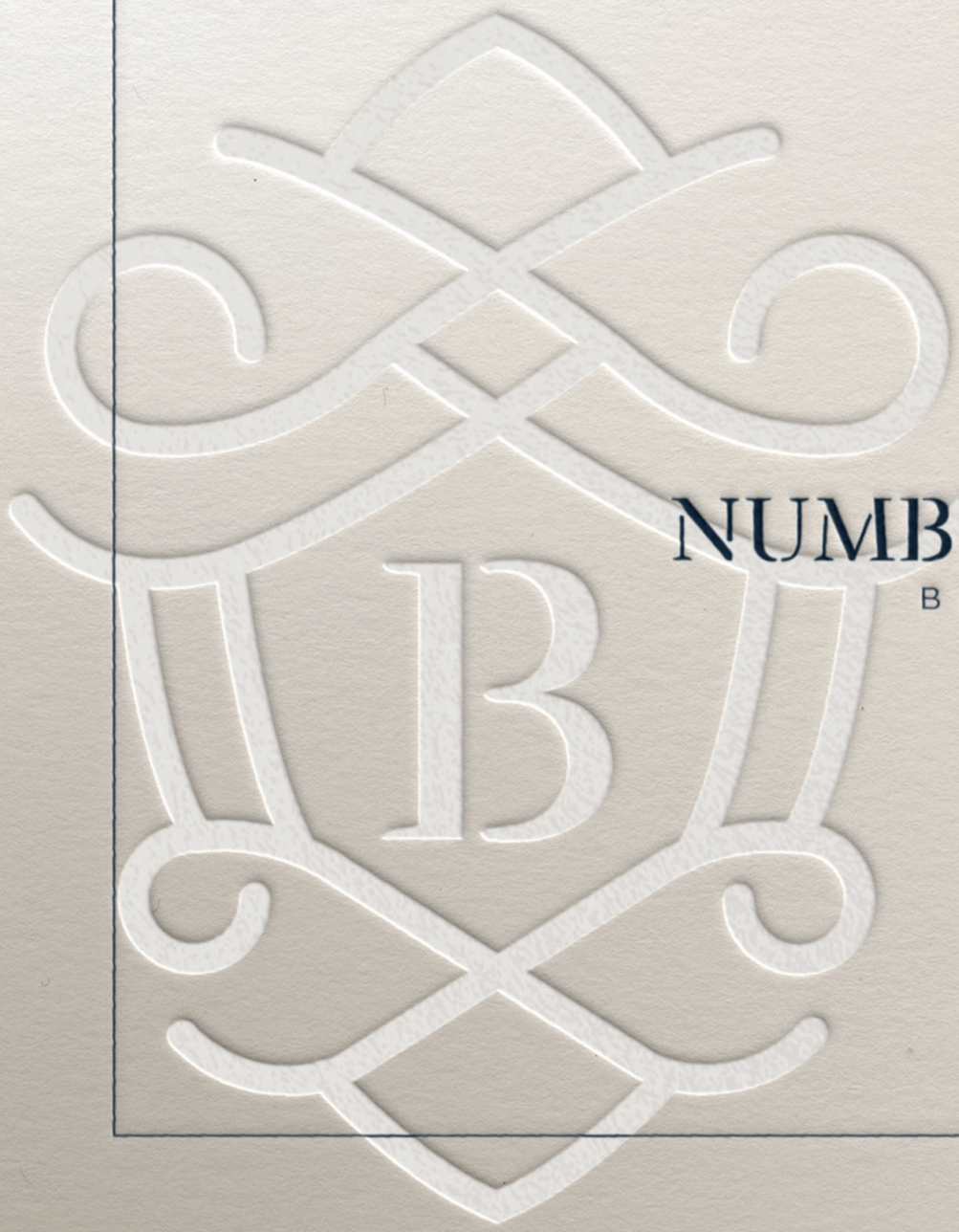


NUMBER EIGHTY

BRIGHTON

Number Eighty. A place to belong.

A NEW WAY TO LIVE IN BRIGHTON

Number Eighty brings together a collection of beautifully designed homes in one of Brighton's most characterful and connected neighbourhoods.

Close to Seven Dials, the city centre and Brighton Station, with the seafront within easy reach, it offers the best of Brighton on the doorstep while providing a calm and beautifully designed place to come home to.

Created with a focus on generous living spaces, natural light and thoughtful interiors, these are homes designed around the way people want to live today, the majority coming with outdoor spaces and impressive sea views.





NUMBER EIGHTY
BRIGHTON

CONTENTS

03 *Brighton*



08 *Number Eighty*



17 *Martin Homes*



18 MAR DESIGN

19 OAKLEY

20 CONTACT

BRIGHTON'S LOCAL LIFESTYLE

Perched above Brighton's bustling city centre, West Hill and Clifton offer a rare balance of elegant period architecture and leafy tranquillity. Long regarded as one of Brighton's most prestigious residential addresses, the area combines handsome Victorian villas, tree lined streets and peaceful garden squares with an exceptional collection of independent cafés, acclaimed restaurants and boutique retailers all within a gentle stroll.

At the heart of the neighbourhood lies Seven Dials with a vibrant village atmosphere centred around its distinctive roundabout, where independent businesses thrive alongside artisan bakeries, specialist food stores and neighbourhood wine merchants.

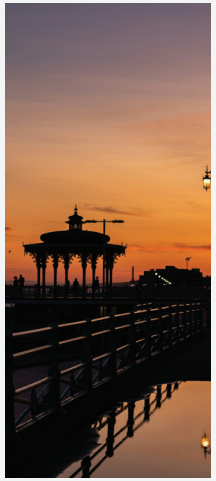






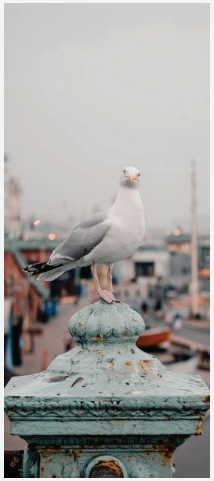
Morning coffee quickly becomes a ritual, leisurely weekend brunches are effortlessly close to home, and evenings can be spent enjoying relaxed dining without ever venturing into the city centre.

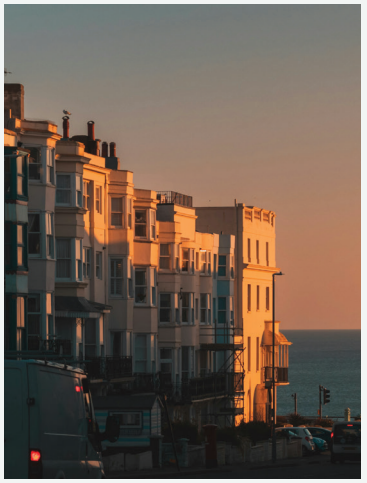
For those who appreciate exceptional food and drink, the surrounding streets are home to some of Brighton's most celebrated establishments. Enjoy expertly crafted pastries and coffee from Julien Plumart, renowned for its exquisite French pâtisserie, before discovering the contemporary Mediterranean flavours of Mare, one of Brighton's most sought after dining destinations. Celebrated for its elegant interiors, vibrant atmosphere and beautifully curated menu inspired by the European coastline and has quickly established itself as a favourite for long lunches, evening cocktails and refined dining. Independent favourites including Furna, Bincho Yakitori and Petit Pois further showcase Brighton's reputation as one of the South Coast's premier culinary destinations, offering an impressive breadth of award winning cuisine all within easy walking distance.





















A SENSE
OF PLACE



A short walk leads effortlessly into Brighton's celebrated cultural and social scene. Residents can spend afternoons at the iconic Royal Pavilion and surrounding gardens, browse the independent boutiques of the famous Lanes, or enjoy the city's renowned seafront with its beach clubs, promenades and year round events. Exclusive members can also enjoy the nearby Soho House Brighton, offering beautifully designed spaces for dining, wellness, working and socialising overlooking the English Channel topped off by a state of the art infinity pool.

Culture is woven into everyday life, with some of Brighton's most celebrated venues just moments away. The historic Brighton Dome presents an exceptional programme of internationally acclaimed music, comedy, literature and contemporary performance, while the beautifully restored Theatre Royal Brighton is one of the oldest working theatres in the country, hosting an outstanding calendar of West End productions, ballet, opera and acclaimed touring performances. Together they offer residents the opportunity to enjoy world class arts and entertainment without ever leaving the city, reinforcing Brighton's reputation as one of the UK's leading cultural destinations.

Connectivity is another defining feature of Clifton & West Hill. Brighton railway station is only a short walk away, providing regular direct services to London Victoria and London Bridge in around an hour, making the area particularly attractive to professionals seeking an exceptional lifestyle without compromising on accessibility.

From elegant cafés and Michelin recognised dining to boutique shopping, coastal walks and effortless commuter connections, West Hill, Clifton Hill and Seven Dials represent a lifestyle that is both cosmopolitan and distinctly Brighton. Heritage, culture and contemporary luxury come together in one of the city's most sought after neighbourhoods.

The art of living well.

THE BRIGHTON WAY OF LIFE

Brighton has a character all of its own. Elegant seafront terraces glowing at sunset, pastel beach huts along the promenade and quiet streets full of period charm.

The lights of the Palace Pier, colourful lanes lined with independent cafés and the white cliffs along the coast. A city that rewards exploring, all within easy reach.

80 Buckingham Road · Brighton

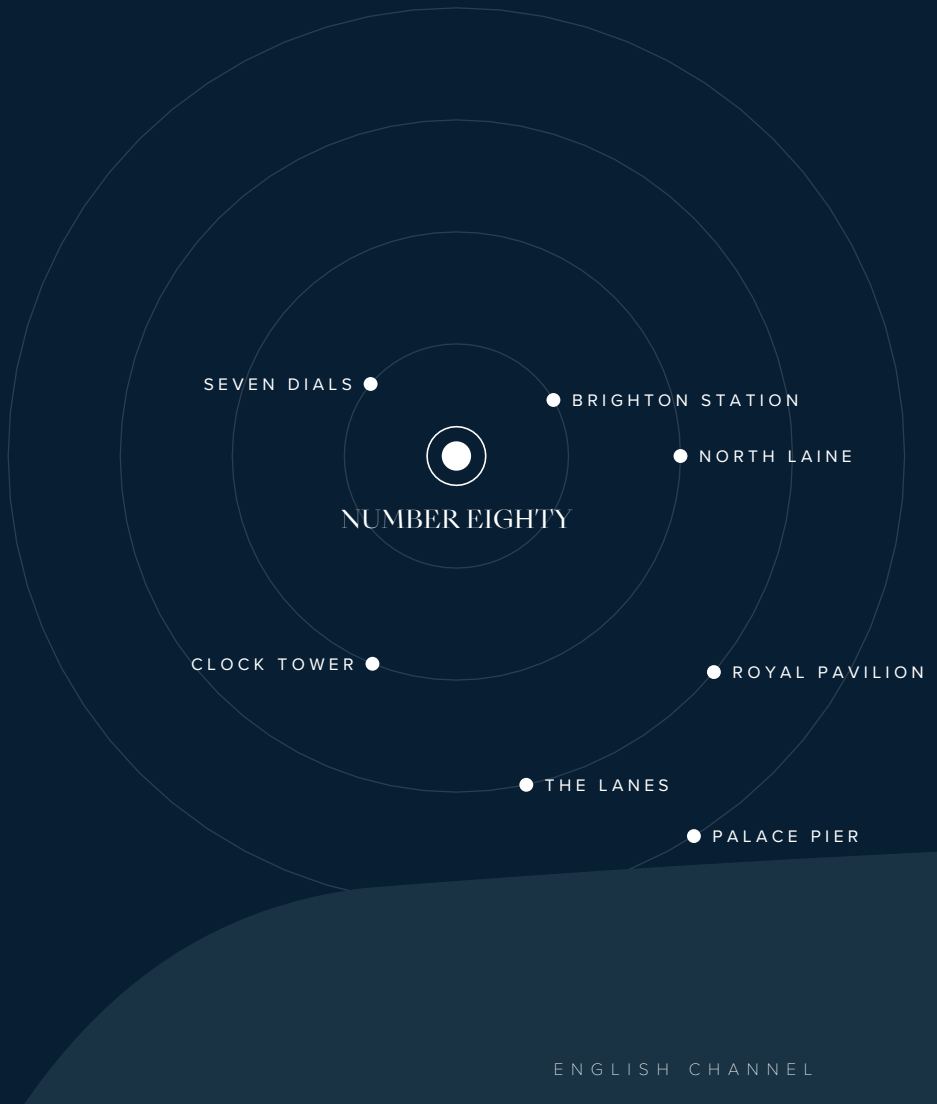


WELL CONNECTED

Number Eighty sits in one of Brighton's most characterful and connected neighbourhoods, with the best of the city close at hand and London around an hour away.

NEIGHBOURHOOD	Seven Dials' village atmosphere, with artisan bakeries and neighbourhood wine merchants.
THE STATION	A short walk, with direct trains to London Victoria and London Bridge.
THE LANES	The independent boutiques of the famous Lanes and North Laine.
THE SEAFRONT	Beach clubs, promenades and year round events by the sea.
CULTURE	The Royal Pavilion, Brighton Dome and Theatre Royal, moments away.
DINING	From Julien Plumart's pâtisserie to Mare, Furna and Bincho Yakitori.

80 Buckingham Road · Brighton





80 BUCKINGHAM ROAD
BRIGHTON

NUMBER EIGHTY

Number Eighty represents that vision in one of Brighton's most characterful and connected neighbourhoods. The project takes a site that has evolved significantly over time and gives it a new purpose: creating a contemporary residential building that sits naturally within its historic surroundings while offering a distinctly modern way of living.



DESIGNED FROM THE INSIDE OUT

SPACE, LIGHT AND A STRONG CONNECTION BETWEEN ARCHITECTURE AND INTERIOR.





The wider Buckingham Road scheme brings together the new building at Number Eighty with the conversion of the Victorian properties at 76–79, creating a collection of homes that balances Brighton's architectural heritage with the needs of modern life. The development has been designed around high-quality apartments, generous living spaces, balconies and shared amenity, with the building occupying a position close to the city centre and the energy of Seven Dials, while remaining within a neighbourhood of established homes

Our vision for Number Eighty is not simply to provide somewhere to live, but to offer a new way of experiencing Brighton. It is about opening the door to a lifestyle where the city becomes part of your home — morning coffee around the corner, independent shops and restaurants on your doorstep, the seafront within easy reach, and Brighton Station providing a direct connection to London. At the same time, the apartments provide a calm, considered space to retreat to: contemporary homes designed for modern routines, entertaining, working from home and enjoying the freedom that comes with living in such a vibrant city. This is what makes Number Eighty compelling — it brings together the best of Brighton's past and present to create homes for the way people want to live in the future





For us, the opportunity is to create something that feels intrinsically Brighton: individual, design-led and connected to its surroundings, but with a fresh perspective. Number Eighty is about more than a new address; it is about choosing a lifestyle — one that puts culture, community, connectivity and the coast within everyday reach. It is a chance to experience Brighton differently, with a home that provides the foundation for a more connected, flexible and rewarding way of living.

THE BEAUTY IS IN THE DETAIL

Every home at Number Eighty has been finished with an eye for craftsmanship and lasting quality. A soft, natural palette runs throughout, layered with tactile materials, warm metallic accents and carefully placed lighting that shifts the mood from morning to evening.

Kitchens, bedrooms and bathrooms share the same refined language, so each room flows easily into the next. Practical touches are built in without fuss, leaving homes that feel polished from the first day and only become more personal with time.



THE HOMES AT A GLANCE

Every home at Number Eighty has been created around the way people want to live today, bringing together space, light and lasting quality.

SPACE AND LIGHT	Generous living spaces and natural light, designed for modern routines and working from home.
OUTDOOR SPACE	The majority of homes come with outdoor space, alongside balconies and shared amenity.
SEA OUTLOOK	Impressive sea views, with the seafront itself always within easy reach.
CRAFTED INTERIORS	A soft, natural palette with tactile materials and warm metallic accents.
REFINED THROUGHOUT	Kitchens, bedrooms and bathrooms share one refined design language.
PRACTICAL BY DESIGN	Practical touches built in without fuss, polished from the first day.



LIFE ON YOUR DOORSTEP

Where the city meets the sea

From the independent cafés and boutiques of North Laine to the Theatre Royal and the seafront, the very best of Brighton is within easy reach of Number Eighty.




p. 16







MARTIN HOMES

Martin Homes is a family business built on experience, relationships and a genuine passion for creating places people are proud to call home. Founded in 2008 and led by Managing Director David Martin, whose career spans more than 40 years in property development, the business has grown through a hands-on, personal approach to creating new homes across London and the South East. From the outset, Martin Homes has combined the experience of an established developer with the care and attention you would expect from a family business — taking a long-term view of every project and the people who will ultimately live there.

Our projects are deliberately varied, from carefully considered new-build developments to the sensitive conversion of existing buildings, with schemes ranging from starter apartments and family homes to luxury period conversions. What connects them is our belief that a home should be about more than bricks and mortar. We work closely with architects, contractors and specialist consultants to achieve the best possible design and specification, while respecting the character, history and individuality of each location.

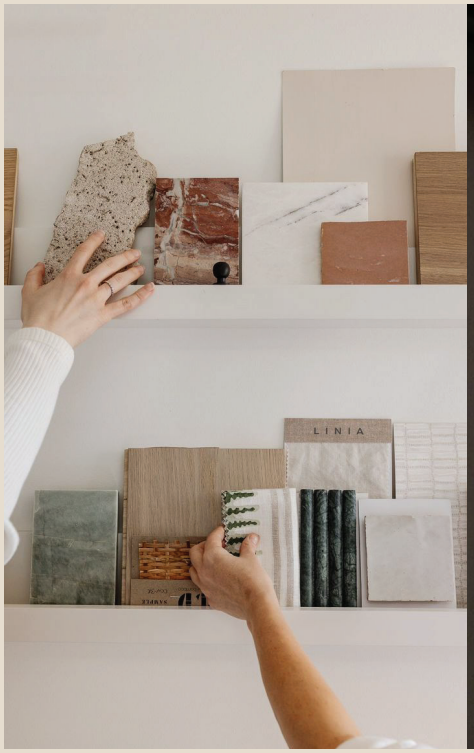
Our approach is summed up by a simple principle: “with you every step of the way.” From the first design decisions through to the buying process and beyond, we believe clear communication, attention to detail and doing things properly make a meaningful difference.

As we look to the future, our ambition is to create homes that respond to the way people actually want to live today — well-designed, well-connected and rooted in their surroundings. We seek out opportunities in prime locations across London, Sussex, Surrey and Kent, looking beyond the site itself to understand the wider neighbourhood, its character and the lifestyle it offers. For buyers, that means investing not simply in a new property, but in a home with a sense of place: somewhere designed to make everyday life better, with thoughtful spaces, quality materials and access to the things that make a location special. Our vision is to continue creating developments that add something positive to their communities while giving homeowners a distinctive and rewarding way of living.

MH | CONSTRUCTION

MARTIN HOMES
WITH YOU EVERY STEP OF THE WAY













MAR DESIGN

ARCHITECTURE & *design* FOR PROPERTY DEVELOPERS

Mar Design is a UK-based architecture and interior design studio working with property developers and private clients to create spaces that are as considered as they are beautiful.

From the first architectural drawing to the final decorative detail, the studio works across architectural space planning, concept development, interior design, material specification and FF&E. This joined-up approach allows one vision to be carried through every stage of a project.

For Number Eighty, the brief was to design homes that are refined, understated and enduring. Every layout has been considered in terms of how it will feel to live within it, while natural materials, bespoke joinery and carefully selected finishes bring warmth and character to the architecture.

The aim is simple: to create homes that feel right from the moment you walk through the door, and continue to feel right years later.

OAKLEY

Local Expertise. Proven Results.

Led by James Cunningham, the New Homes Team at Oakley Property combines an in depth understanding of Brighton & Hove's property market with a proven track record of delivering some of the city's most notable residential developments.

Our experience spans the full spectrum of new homes, from boutique schemes and sensitive period conversions to substantial landmark developments. Having worked closely with leading local developers, investors and housebuilders, we understand that the successful delivery of a new home's development requires far more than simply bringing it to market. It is about identifying the right audience, creating a compelling brand and bringing the developer's vision to life through an exceptional lifestyle proposition.

Our long standing relationship with Martin Homes is one example of this approach. Having previously worked together on Gradino in Hove, Oakley Property played a key role in the successful sale and completion of all 52 homes. This relationship reflects the trust built through delivering results and understanding every detail behind a development, from its design and layout to its positioning and the expectations of each individual purchaser.

Across this remarkable city, our experience extends to an exceptional collection of landmark schemes, including Kings House on Grand Avenue, Aurum on The Kingsway, the regeneration of Edward Street Quarter in Kemptown and, further along the coast, The Cliffs in Ovingdean. Each development has its own character, challenges and audience, yet our approach remains consistent every time, unrivalled local knowledge, intelligent marketing, exceptional presentation and a highly personal level of service.

For every development we choose to represent, our ambition is to create more than simply a successful sales campaign. We aim to establish a lifestyle and brand that resonates with buyers, while delivering the commercial results our developer partners expect. This combination of local expertise, experience and a genuinely hands on approach from the earliest stages of a development through to final completion and beyond, has established Oakley Property's New Homes Team as a trusted name in Brighton & Hove's residential development market.

Oakley

Your Sussex property expert







MAKE NUMBER EIGHTY YOURS

For further information, availability or to arrange a private viewing, contact Oakley.

CONNECT:
01273 688881
BRIGHTON@OAKLEYPROPERTY.COM

VIEW AVAILABILITY
& DISCOVER MORE

80 Buckingham Road · Brighton



NUMBER EIGHTY

BRIGHTON