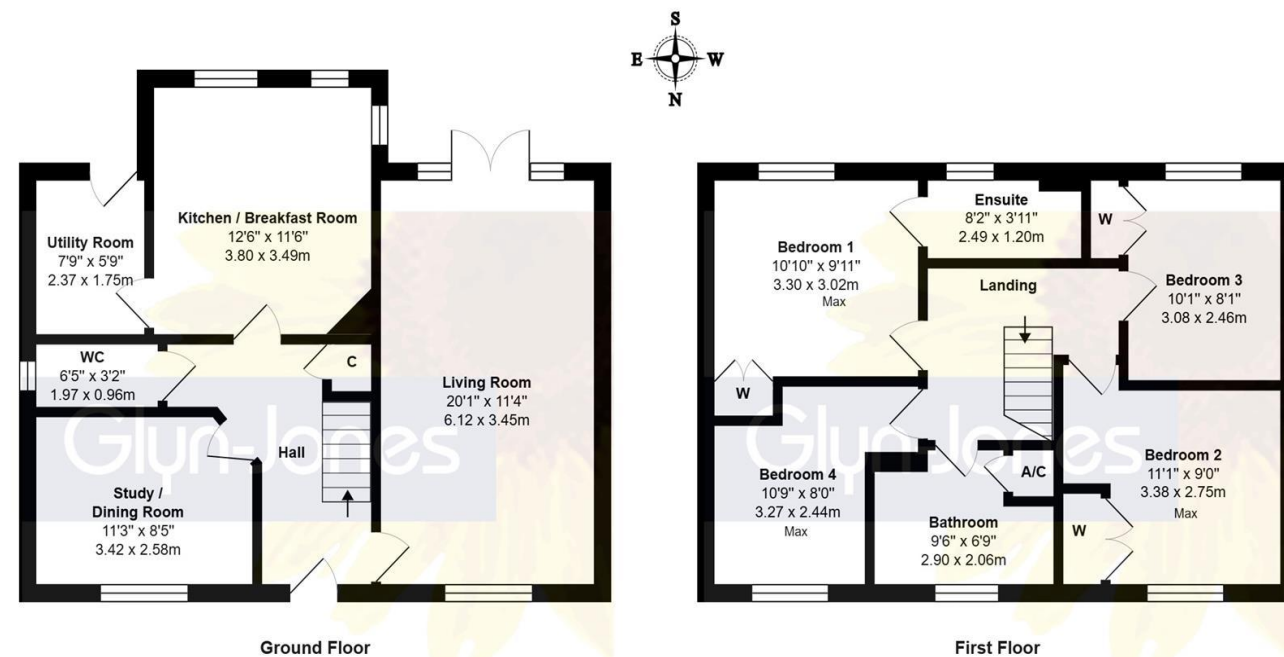


1 Wayside Road, Bramley Green, Angmering, BN16 4DF £562,500 (Freehold)

Glyn-Jones



Total Area: 1276 ft² ... 118.5 m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement.
This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
Created by 1st Image 2026

Energy Efficient Rating: C

Council Tax Band: F

WITH OVER...



At an Average rating of 4.9/5 ★★★★★

NOTE - For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not conducted a detailed survey nor assessed the services, appliances, and specific fittings. Room sizes should not be relied upon for carpets and furnishings.



Rustington Office
01903 770095
rustington@glyn-jones.com



It is our pleasure to present this modern style detached house to the market, boasting the notable feature of a delightful SOUTHERLY FACING REAR GARDEN that gives direct access into a DOUBLE GARAGE.

Briefly described, the spacious internal accommodation comprises; four bedrooms, the larger of which benefits from an en suite shower room; full length and dual aspect living room; kitchen/dining room with central 'island' unit; study/dining room; utility room; family bathroom; and a ground floor cloakroom.

The aforementioned rear garden is extremely well-enclosed and encompasses a wide variety of colourful plants and bushes, as well as a timber cabin with power and light. There is also secure gated access to one side.

Additional attributes include; off-road parking on the approach to the garage; a spacious entrance hall and gallery style landing; gas central heating via a recently updated combination boiler (2024); uPVC double glazing; contemporary floor coverings; and an array of built-in storage throughout.



At an Average rating of

4.9/5 ★★★★★



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£562,500 (Freehold)



The property is situated within the popular Bramley Green development, affording convenient access to the Angmering School, and the picturesque village centre (approx. 1-mile), with its range of shops and useful local amenities including Angmering Medical Centre.

The location is made all the more popular by its proximity to the A259, which enables a link to the larger neighbouring towns of Worthing and Bognor Regis, and Angmering's mainline railway station, which can be found within an approximate 1.5-mile distance.



...boasting the notable feature of a delightful SOUTHERLY FACING REAR GARDEN that gives direct access into a DOUBLE GARAGE....

