



Horton Place, Angmering, BN16 4GL

Freehold

A spacious four/five bedroom detached family house • Large kitchen/breakfast room • Three bathrooms • Double garage and driveway • Walled garden • Walking distance to Angmering village, shops, cafe and schools • For more information visit the [Cooper Adams website](#)

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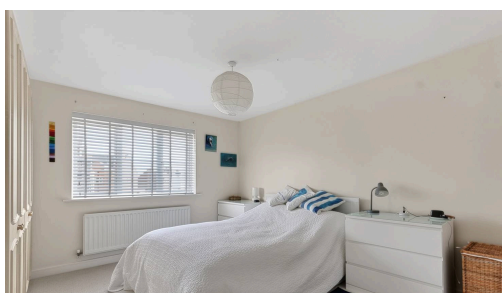
A spacious and versatile four/five-bedroom family home within walking distance of Angmering village, local shops, cafés, the train station and schools.

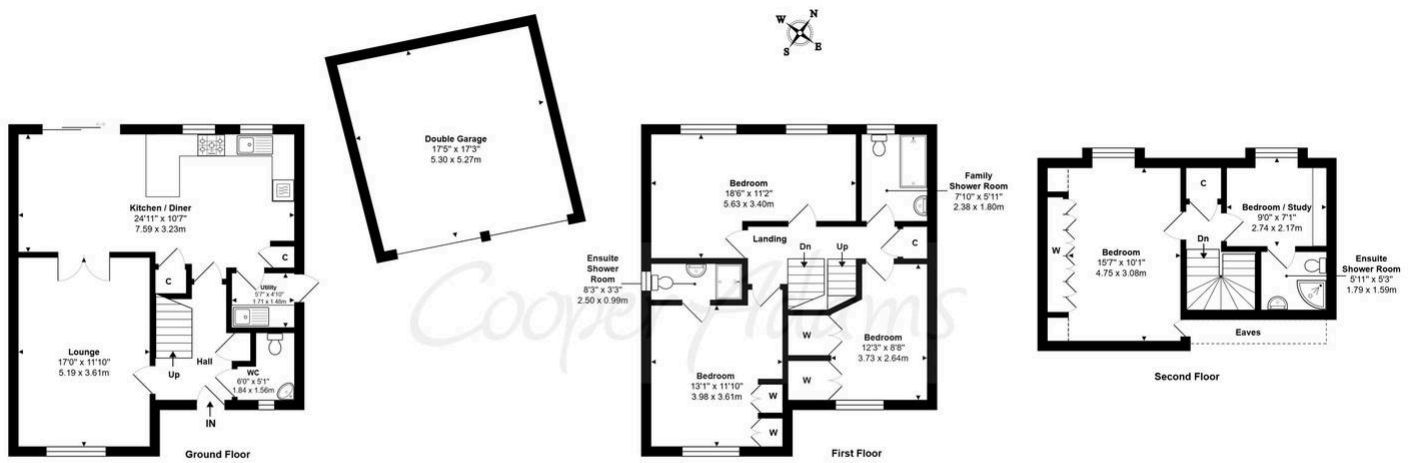
The ground floor features a welcoming entrance hall, recently renovated kitchen/breakfast room with garden access, separate utility room, generous sitting room with feature fireplace, downstairs cloakroom and useful storage. The first floor offers three well-proportioned bedrooms, two with fitted wardrobes, including a principal bedroom with en-suite, alongside a family bathroom. The second floor provides flexible accommodation for two additional bedrooms or a bedroom and study, plus an en-suite shower room.

Outside, the enclosed rear garden features a patio, attractive boundary wall and summer house, with access to the double garage. Additional benefits include storage above the garage, newly fitted garage doors and a private driveway providing parking for up to three cars. Positioned at the end of a quiet road with no through traffic, this excellent family home combines generous living space, versatile accommodation and a convenient village location.



Angmering, a charming village near the South Downs, offers shops, schools, a health club, and a golf course. Beaches are within 2 miles, and nearby shopping is available in Rustington and Worthing. Angmering station connects to London, Brighton, and more, with Gatwick 40 miles away and easy access to the A27 and A24 roads.





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Total Area: 1959 ft² ... 182.0 m² (Includes Garage / Excludes Eaves)

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.
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