



10 Hazel Road, Angmering, West Sussex, BN16 4FS

Freehold

£795,000

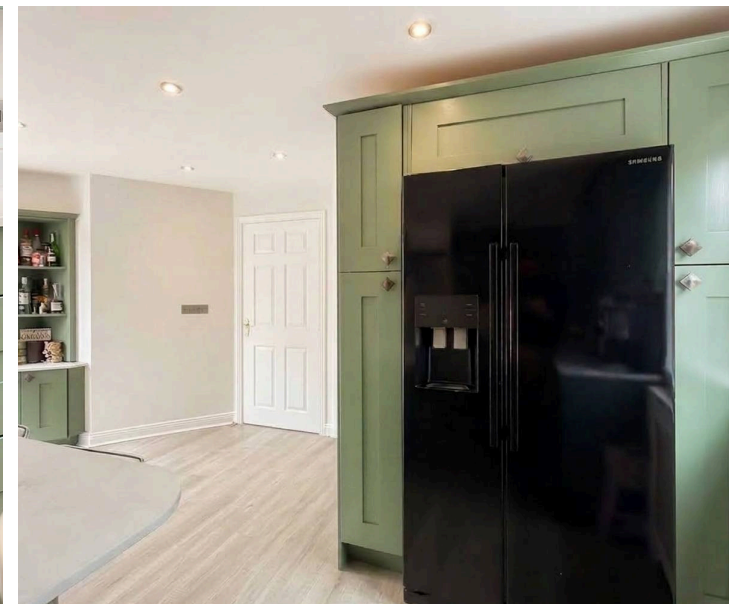
This impressive five-bedroom, three-bathroom detached house offers an exceptional blend of contemporary style and family-friendly living across three spacious reception rooms.

The heart of the home is a stunning modern kitchen, featuring elegant green cabinetry, a central island with breakfast bar seating, and a full suite of integrated appliances including a range cooker and fridge freezer. The kitchen's generous workspace and ample storage are complemented by natural light from expansive windows and doors that offer seamless garden access.

Each reception room is thoughtfully designed, from the inviting living area with a striking exposed brick fireplace and wood-burning stove, to the bright and versatile dining space complete with modern lighting and stylish shelving.

Upstairs, the property boasts generously sized bedrooms, each benefitting from large windows, neutral decor, and bespoke touches such as decorative wallpaper, dormer windows, and built-in wardrobes.

Three modern bathrooms provide luxury and convenience, with features such as walk-in showers, spacious bath-tubs, mosaic tiling, and skylights that fill the spaces with day-light. Outside, this property excels with its beautifully landscaped garden and multiple paved patio areas, ideal for outdoor entertaining or family relaxation.

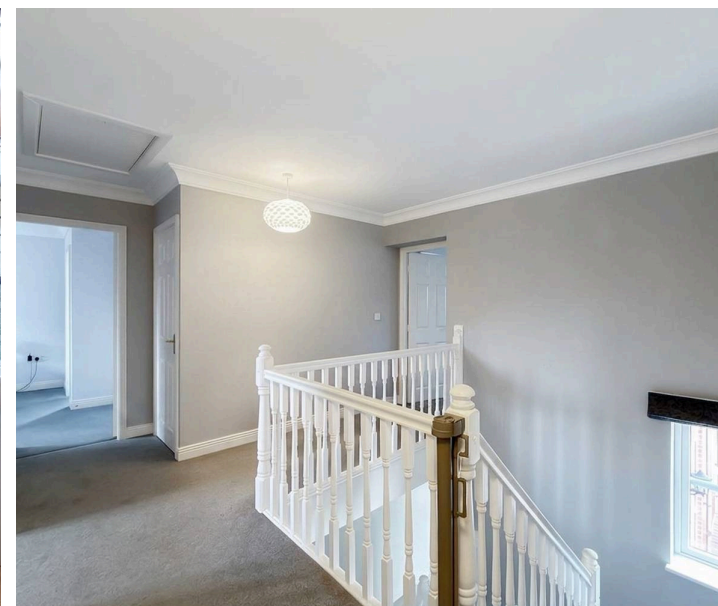




French doors from the living spaces extend the home's entertaining possibilities, creating an effortless indoor-outdoor flow. The private garden offers a mix of lawn and decorative planting, while a charming brick wall and thoughtfully positioned outdoor seating ensure privacy and comfort. The double garage and ample off-road parking cater perfectly to modern family needs, and the well-maintained front garden with mature shrubs enhances the property's kerb appeal.

Practical features such as exterior lighting, a side access gate, and a classic brick exterior add lasting value and security. Every detail of this home has been meticulously considered, from the welcoming entrance hall with a modern staircase and wooden flooring to the plush carpets and sleek lighting found throughout. This detached residence is a rare find, combining timeless design with flexible, light-filled living spaces and generous outdoor amenities, making it the perfect choice for discerning buyers seeking comfort, style, and versatility in their next home.

Angmering's historic square with roots back to the Bronze Age, alongside independent shops and eateries such as The Spotted Cow, Bentley's Café, and Juna Home and Garden. Nearby Rustington offers retail options including Next, Dunelm, Aldi, Asda, and Sainsbury's. Leisure is well catered for with golf, sailing, and Lanes Health Club close by. The village gives easy access to Worthing, Arundel, Bognor, and Chichester, while the mainline station connects directly to Gatwick and Victoria.

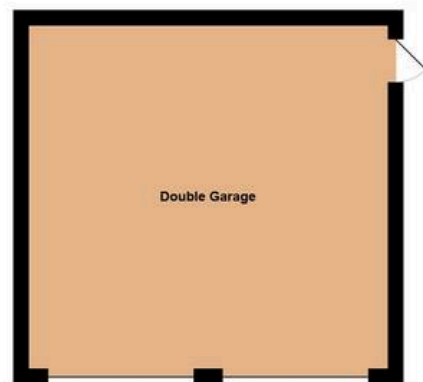




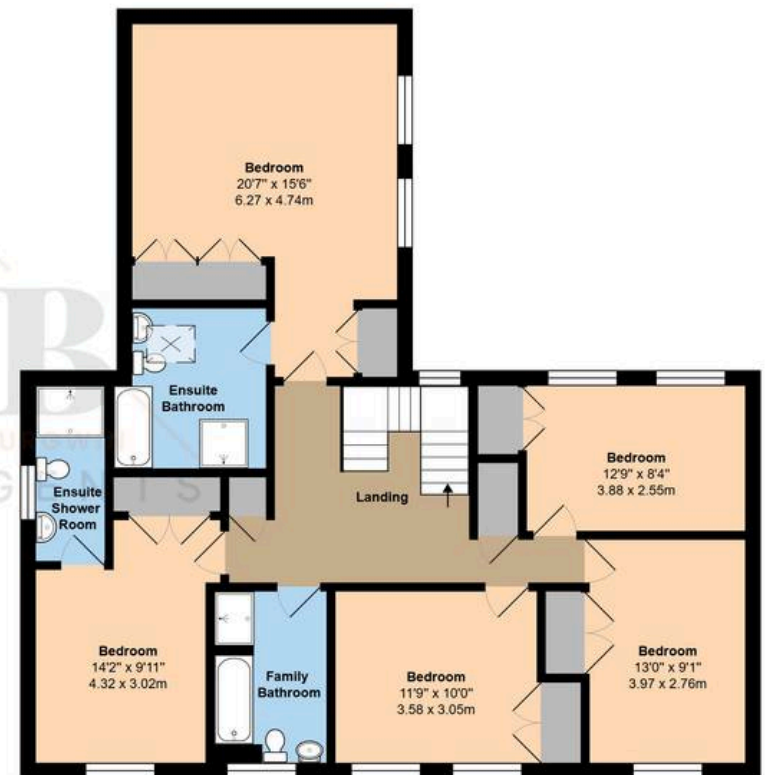
Council Tax Gand: G | EPC Rating: C

- Five-bedroom detached home offering spacious, family-friendly living with three reception rooms and three modern bathrooms.
- Impressive modern kitchen featuring elegant green cabinetry, a central island with breakfast bar, integrated appliances, range cooker and fridge freezer.
- Light-filled reception spaces including a welcoming living room with exposed brick fireplace and wood-burning stove, plus a stylish dining area with contemporary lighting and shelving.
- Generously sized bedrooms with large windows, neutral décor and bespoke features including decorative wallpaper, dormer windows and built-in wardrobes.
- Three luxury bathrooms offering walk-in showers, spacious bathtubs, mosaic tiling and skylights providing plenty of natural daylight.
- Beautiful landscaped rear garden with lawns, decorative planting and multiple paved patio areas, perfect for entertaining and family relaxation.
- Excellent parking and storage, including a double garage and ample off-road parking, complemented by a well-maintained front garden and mature shrubs.
- Stylish and practical throughout, with a welcoming entrance hall, modern staircase, wooden flooring, plush carpets, sleek lighting, exterior lighting and secure side access.





Ground Floor



First Floor

Total Area: 2454 ft² ... 228.0 m² (Excludes Double Garage)

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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