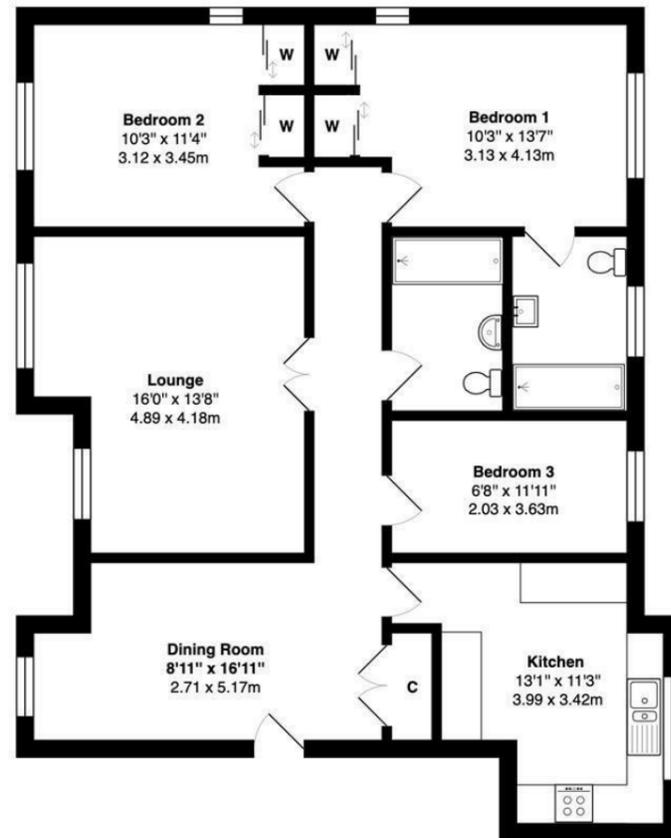


10 Cleeves Court Cleeves Way, Rustington BN16 3TS

Offers Over £300,000 - Share of



Total Area: 1072 ft² ... 99.5 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 2025

TENURE - Share of Freehold

Council Tax Band: E

Energy Performance Rating: C

AGENTS NOTE - For clarification, 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 should not be relied upon for carpets and furnishings.

WITH OVER...



At an Average rating of **4.9/5** ★★★★★



Glyn-Jones & Company
Rustington Office Sales
01903 770095
rustington@glyn-jones.com

- Spacious First Floor Apartment
- Three Bedrooms (Main Bedroom En-Suite)
- Refitted Kitchen
- Gas Heating & Double Glazing
- Share of Freehold
- Modernised and Well Presented Accommodation
- Lounge & Dining Hall
- Separate Bathroom/W.C
- Garage & Communal Gardens
- Viewing Recommended

Pleasantly situated within an attractive development in the heart of Rustington, this exceptionally spacious and beautifully presented first floor apartment offers a wonderful blend of comfort, style and practicality. Constructed by the renowned Berkeley Homes, this property has been modernised throughout, ensuring immediate enjoyment for its new owner.

The apartment boasts three generous bedrooms. The principal bedroom features built-in wardrobes and an en-suite re-fitted shower room and w.c. The second bedroom also benefits from fitted wardrobes, ensuring ample storage, while the third bedroom is currently arranged as a study—perfect for those seeking a quiet workspace or studio. A separate modern refitted shower room/w.c provide further convenience for both residents and visitors.

A welcoming and spacious dining hall provides an impressive introduction to the property, flowing seamlessly into a separate lounge—a perfect setting for relaxation or entertaining guests. The kitchen has been refitted with a range of modern units and incorporates a range of integral appliances.

Externally, the property enjoys access to a garage with light and power and parking in front, in addition to further non-allocated parking options for residents and visitors. Well maintained communal gardens surround the development, including an attractive flint walled enclosed courtyard.

Further features include; gas central heating, double glazing, security entryphone and a share in the Freehold.

This apartment is a superb choice for those seeking spacious living in a sought-after village location, with everything on the doorstep and the coast close at hand. Arrange your viewing today to truly appreciate all this exceptional property has to offer.



At an Average rating of **4.9/5** ★★★★★



Glyn-Jones & Company
Rustington
01903 770095

10 Cleves Court Cleves Way, Rustington, West Sussex, BN16 3TS



WITH OVER...



COMPANY REVIEWS

At an Average rating of

4.9/5



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