

Robert  
Luff & Co

Brighton Road, Worthing

- £3,500 PCM



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## Description

A six-bedroom mid-terrace period house situated on Worthing's beautiful seafront, close to town centre shops, restaurants, parks, schools, bus routes, and the mainline station. The property has been tastefully remodelled and refurbished throughout, seamlessly blending original character with stylish modern living.

The ground floor comprises a large lounge/diner, a newly fitted kitchen with integrated appliances, and a family bathroom. The first floor offers four double bedrooms, one with an en suite, and an additional family bathroom. The top floor is arranged as a master suite with an en suite shower room, a further double bedroom, and another bathroom—ideal for larger families or multi-generational living.

Additional features include a rear garden, a wealth of original period details, and a newly constructed garden room—perfect as a home office, gym, or space for entertaining. The property also benefits from a south-facing balcony with stunning sea views and a converted loft room.

Available Now



## Key Features

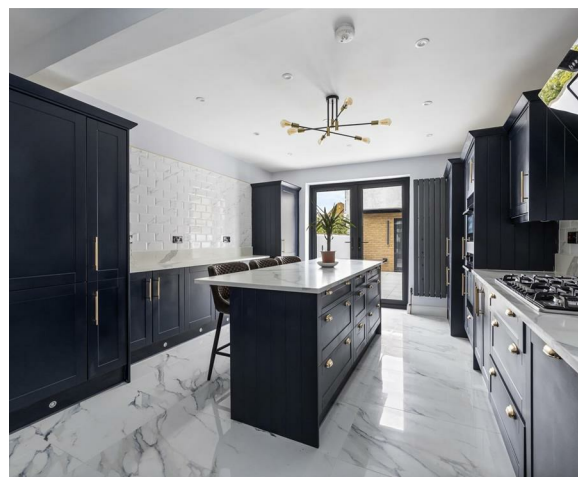
- Period Seafront Residence
- Six Bedrooms
- Two Reception Rooms
- Two Bathrooms and Three Ensuites
- A Wealth of Original Features
- Flexible Accommodation
- South Facing Balcony
- EPC Rating - TBC
- Council Tax Band - E



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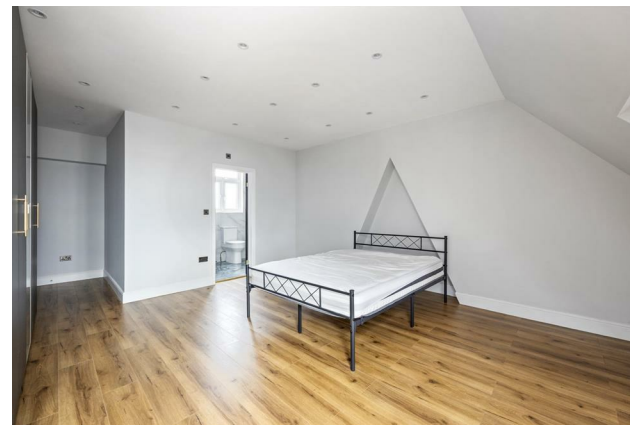
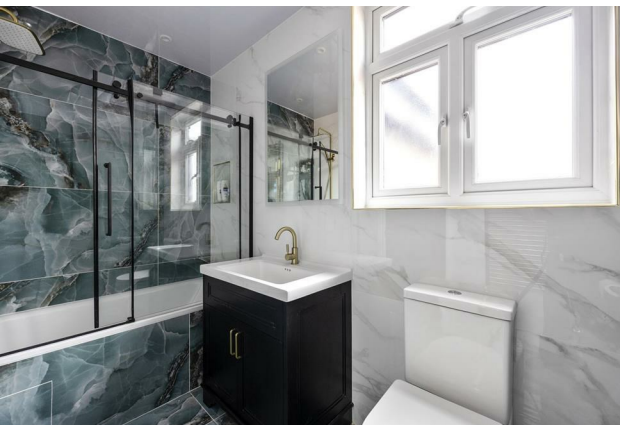
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# Floor Plan Brighton Road

## Brighton Road



Approximate Gross Internal (Excluding Outbuilding) Area = 240.98 sq m / 2593.87 sq ft  
Illustration for identification purposes only, measurements are approximate, not to scale.



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(81 plus) <b>A</b>		
(81-91) <b>B</b>			(61-80) <b>B</b>		
(69-80) <b>C</b>			(51-60) <b>C</b>		
(55-68) <b>D</b>			(39-50) <b>D</b>		
(39-54) <b>E</b>			(21-38) <b>E</b>		
(21-38) <b>F</b>			(11-20) <b>F</b>		
(1-20) <b>G</b>			Not environmentally friendly - higher CO <sub>2</sub> emissions		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

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