

Robert  
Luff & Co

Marine Parade, Worthing

- £1,900 PCM



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## Description

ROBERT LUFF & CO OFFERING FOR RENT A TRULY STUNNING FULLY SEAFRONT PROPERTY.

Experience unparalleled seaside luxury with this meticulously crafted three-bedroom waterfront residence on Marine Parade in Worthing, this Victorian converted leaves no detail overlooked.

The expansive open-plan living area seamlessly integrates an island with a bespoke contemporary kitchen, perfect for culinary enthusiasts whilst enjoying stunning panoramic coastal views.

There are three bedrooms, family bathroom and en-suite to the third bedroom. The property retains many period features and the current owners have invested, restored and improved the property which significantly enhances the presentation of this truly impressive property.

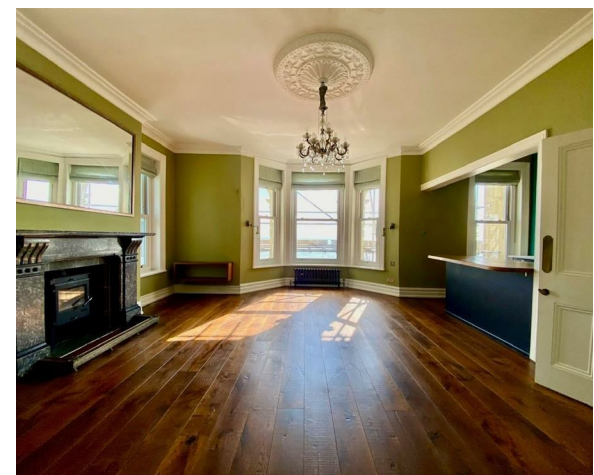
SOLE LETTING AGENT PLEASE CALL FOR YOUR PRIVATE ACCOMPANIED VIEWING.

## Key Features

- THREE BEDROOM SEAFRONT RESIDENCE
- STUNNING COASTAL AND SEA VIEWS
- PERIOD FEATURES THROUGHOUT
- FEATURE FIREPLACES
- HIGH CEILINGS TO MAIN RECEPTION ROOMS AND KITCHEN
- BEAUTIFULLY PRESENTED THROUGHOUT
- MODERN FITTED KITCHEN
- BATHROOM WITH 'ROLLTOP' BATH, FURTHER EN-SUITE SHOWER
- DOUBLE GLAZING
- EARLY VIEWING ESSENTIAL

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## Floor Plan Marine Parade



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>			(82 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			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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