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Description

Robert Luff & Co are delighted to offer this newly refurbished first floor flat situated in the heart of Worthing town centre, conveniently located close to local shopping facilities, parks, schools, bus routes and the mainline station.

The accommodation comprises an entrance hall, lounge with study area, kitchen, bedroom with en-suite and separate WC.



Key Features

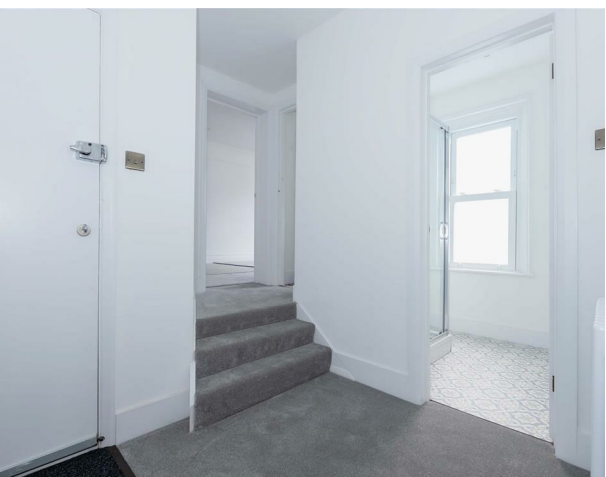
- Newly refurbished first floor flat
- Close to local shops, parks and schools
- EPC energy rating TBC
- Double bedroom with en-suite
- AVAILABLE NOW
- Situated in the heart of Worthing town centre
- Bright lounge with new open plan kitchen
- Double bedroom
- EPC D



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Floor Plan Salisbury Road

Floor Plan

Approx. 41.7 sq. metres (448.7 sq. feet)



Total area: approx. 41.7 sq. metres (448.7 sq. feet)



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
67	70
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(82 plus) A	
(61-81) B	
(49-60) C	
(35-48) D	
(23-34) E	
(13-22) F	
(1-12) G	
Not environmentally friendly - higher CO ₂ emissions	
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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