



JAMES & JAMES
ESTATE AND LETTING AGENTS

†: 01903 958770

e: salesenquiries@jamesandjamesea.co.uk

119 | George V Avenue | Worthing | BN11 5SA

BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



Flat 2, Cedar Court Tarring Road

, Worthing, BN11 5JF

Guide price £190,000

Leasehold Council Tax Band A



A well-presented two-bedroom ground floor apartment situated on the popular Tarring Road in Worthing, ideally located within easy walking distance of West Worthing railway station. This attractive and conveniently located home offers a comfortable and modern living space, perfect for first-time buyers, commuters, downsizers, or investors looking for a well-connected property in a vibrant area.

The apartment features a bright and airy open-plan lounge and kitchen area, creating a welcoming and sociable environment ideal for both everyday living and entertaining.

There are two well-proportioned bedrooms, both offering ample space for furnishings and natural light, making them ideal for use as a main bedroom and guest room or home office. The bathroom also serves as a practical utility space, providing room for laundry appliances and additional storage.

Outside, the property benefits from residents' parking, offering added convenience in this popular part of town. The location is a real highlight, with excellent transport links nearby and easy access to local shops, cafes, and amenities, all contributing to a vibrant and well-connected lifestyle.

This ground floor apartment combines comfort, style, and practicality in a superb location, making it a fantastic opportunity for a wide range of buyers.

Lease years remaining - 943
Service charge - £1896 (approx)
Ground rent £20pa

[Communal Entrance](#)

[Entrance Hall](#)





Lounge
19'1 x 13'5 (5.82m x 4.09m)

Kitchen
7'4 x 4'9 (2.24m x 1.45m)

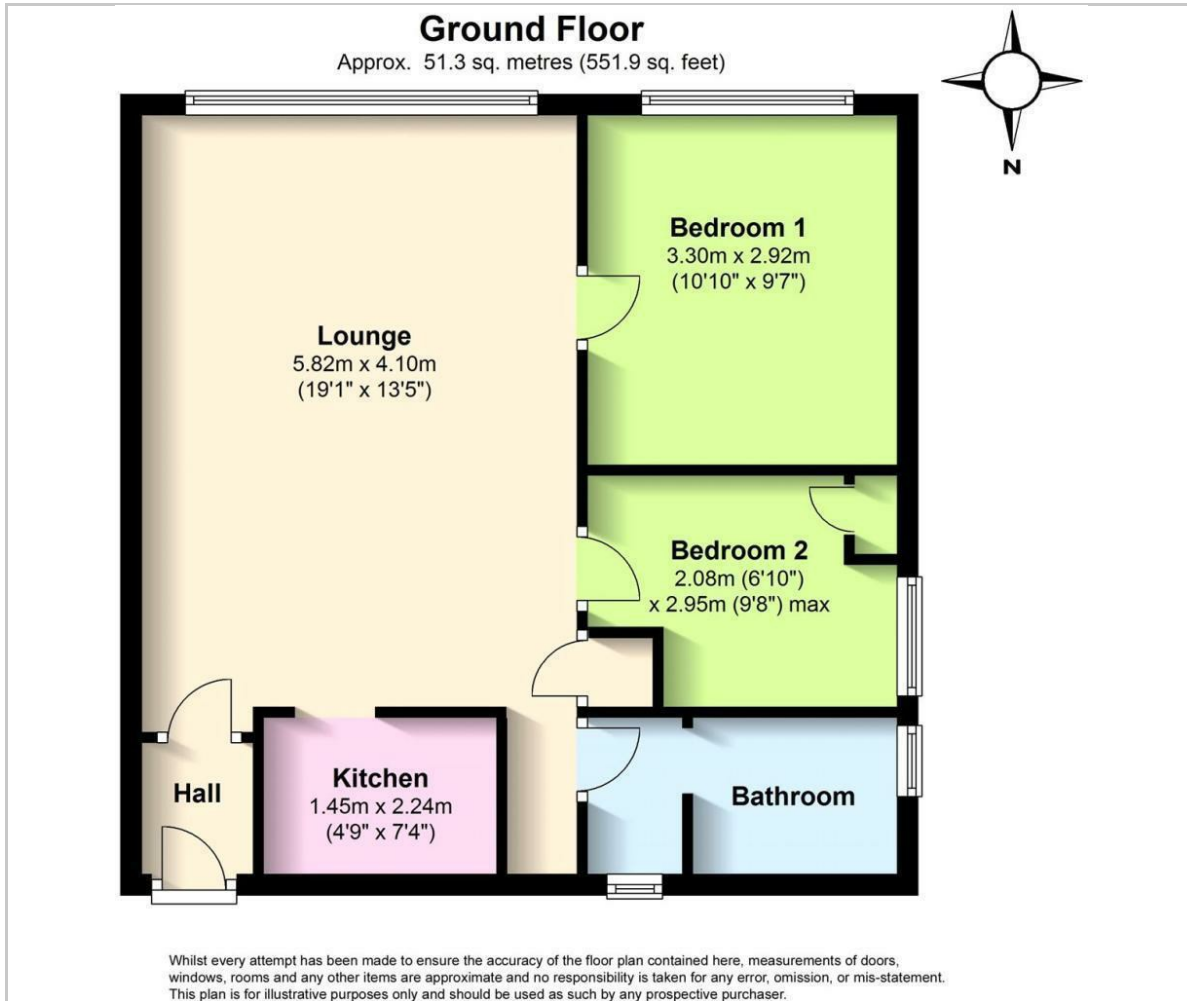
Bedroom One
10'10 x 9'7 (3.30m x 2.92m)

Bedroom Two
9'8 x 6'10 (2.95m x 2.08m)

Bathroom

Residents Parking

Floor Plan



Viewing

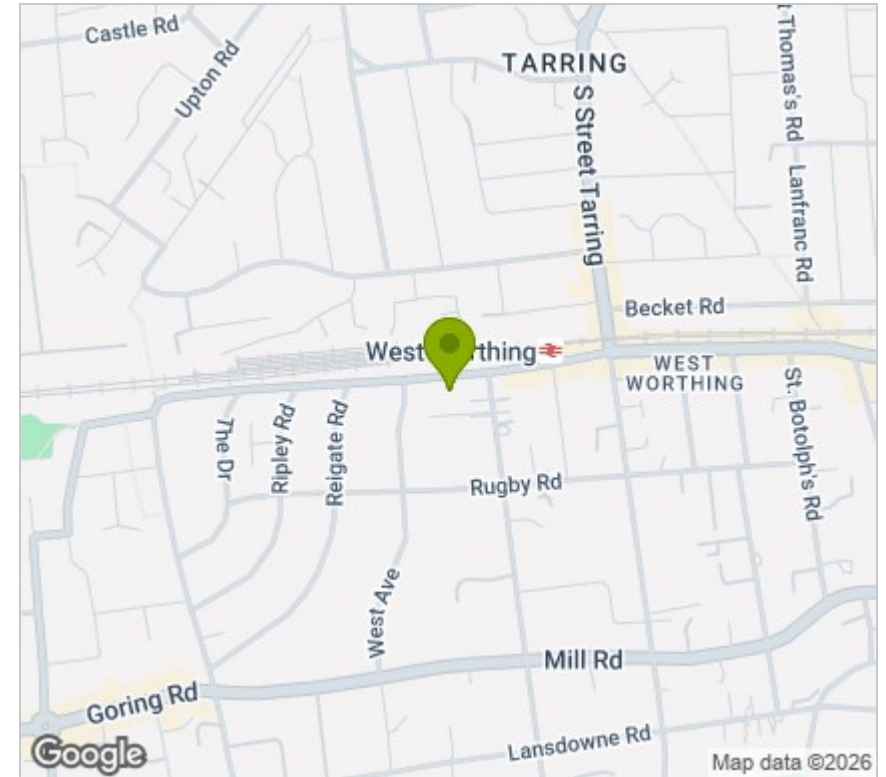
Please contact our Worthing Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

All successful buyers must complete an online identity verification check provided by I am Property. This is a legal requirement in accordance with HMRC's Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. The cost of this check is £20 (inc. VAT) per person.



Area Map



Energy Efficiency Graph

