



16 Wordsworth Road, Worthing, BN11 3NH
£650 Per Calendar Month

and company
bacon
Estate and letting agents



We are pleased to offer this newly redecorated room with its own private kitchen area, located in a central Worthing shared house. The property includes a shared bathroom and is available for immediate occupation. The kitchen area benefits from a single-drainer stainless steel sink with mixer tap, matching cupboards and drawers, a freestanding fridge, and an extractor fan. The room itself is carpeted and includes a wardrobe for storage. Council tax, water rates, and heating are included in the rent. Electricity is charged separately to the tenant. Council Tax Band: D. EPC Rating: D. SINGLE OCCUPANCY ONLY

- Newly redecorated room available immediately
- Private kitchen area within the room
- Shared bathroom
- Central Worthing location close to amenities and transport links
- Carpeted room with wardrobe included
- Council tax, water rates and heating included in the rent
- EPC Rating D / Council Tax Band D

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(82 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	64	69
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

These particulars are believed to be correct, but their accuracy is not guaranteed. They do not form part of any contract. The services at this property, ie gas, electricity, plumbing, heating, sanitary and drainage and any other appliances included within these details have not been tested and therefore we are unable to confirm their condition or working order.

