



14 Highfield Road, Worthing, BN13 1PX

£1,300 Per Month

and company
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Estate and letting agents



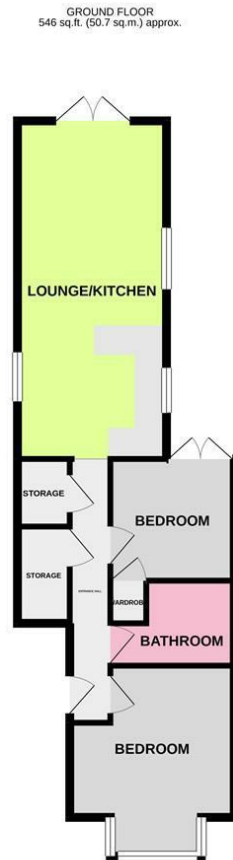
We are pleased to offer to this delightful period, 2 bedroom ground floor flat in Worthing, close to local shops and main bus routes. The accommodation comprises of a light and spacious living area with laminate flooring and french doors leading to a rear garden, which is laid to lawn. Modern fitted kitchen with matching cream base and wall units. Gas hob with extractor hood, integrated fridge freezer and dishwasher. Storage in hallway with space for washing machine. Bedroom one at the front of the property has a bay window and bedroom two has a built in wardrobe and french doors. White modern bathroom suite with WC, pedestal sink and bath with shower attachment.. Viewing highly recommended. *Available end of May* Please not photo were taken prior to current tenancy.

- Period 2-bed ground floor flat
- Located in Worthing
- Close to shops and bus routes
- Spacious living room
- Rear garden
- Modern fitted kitchen
- Integrated appliances
- Hallway storage
- Available end of May









TOTAL FLOOR AREA: 546 sq.ft. (50.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the footprint contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	66	73
(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



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