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Description

Robert Luff & Co are delighted to present this first floor one bedroom flat on St Botolphs Road, offering a fantastic opportunity for comfortable and convenient living in Worthing.

Spacious entrance hall, Easterly aspect lounge provides a versatile living area, while the separate modern fitted (Installed in 2025) kitchen ensures added convenience. The is a double bedroom, gas fired central heating and is decorated in modern neutral tones throughout.

The bathroom includes a bath with an overhead shower, combining practicality with comfort. Ideally situated in a sought-after location, this once flat is perfect for those looking for a well-connected and stylish home in central Worthing.

Please call to arrange your private accompanied viewing.

EARLY VIEWING ESSENTIAL.

Key Features

- ONE BEDROOM FIRST FLOOR FLAT
- MODERN NEUTRAL DECOR
- CLOSE TO LOCAL SHOPS AND TRAIN STATION
- TREE LINED ROOM
- AVAILABLE FEB / MARCH 2026
- NEW KITCHEN AND BATHROOM INSTALLED IN 2025
- GAS FIRED CENTRAL HEATING
- EASY ACCESS TO THE BEACH
- LARGE ENTRNACE HALL
- EPC ENERGY RATING D (65)



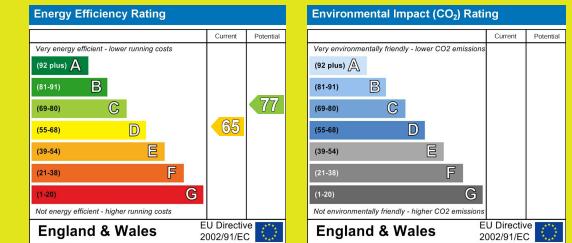


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Robert
Luff
& Co

Floor Plan St Botolphs Road



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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