



ASPIRE RESIDENTIAL

Service | Expertise | Accountability



Friar Walk, Worthing, BN13 1BL

Offers In The Region Of £179,950

A well-presented, modern first-floor flat located in the popular and established area of Tarring. This property is offered for investors only, with a tenant already in place providing immediate rental income.

The flat benefits from a practical and modern layout, well-maintained interiors, and allocated parking, making it an attractive long-term rental proposition. Positioned on the first floor, it offers a good balance of privacy and accessibility.

The current tenant signed a new tenancy agreement in January 2026 and will remain in occupation as part of the sale, ensuring continuity of income from day one.



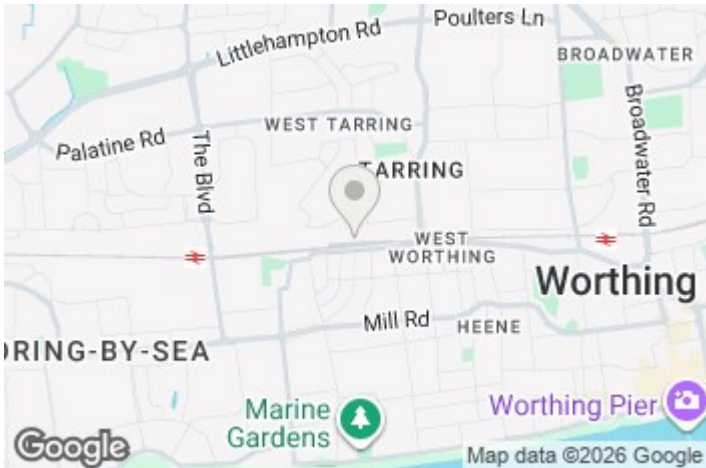
Council Tax Band: B

- First Floor Apartment
- Investors only
- 6.2% Yield
- EPC Rating D
- Tenure - Share of the freehold
- Close to West Worthing Train Station
- Sold with tenant in situ - new agreement signed Jan 26
- Allocated parking space
- Maintenance - As and when required.



Worthing

Worthing, a charming seaside town on the south coast of England, strikes a balance between Victorian elegance and contemporary energy. Its extensive pebble beach, historic pier and scenic promenade make for a quintessential coastal experience. A thriving cultural scene, including theatres, galleries and local events, brings vibrancy to the town. With lush green spaces such as Beach House Park and Highdown Gardens, plus a bustling town centre full of shops, restaurants and entertainment, Worthing is a well-connected, welcoming community with a rich history and enduring appeal.



EPC Rating:
D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Aspire Residential | Goring-by-Sea

28 Goring Road
Goring-by-Sea
Worthing
BN12 4AD
Telephone: 01903 259 961
Email: info@aspireresidential.co.uk



Aspire Residential | Durrington / Salvington

5 Selden Parade
Salvington Road
Worthing
BN13 2HL
Telephone: 01903 910 424
Email: enquiries@aspireresidential.co.uk

Aspire Residential and Aspire Residential Estate Agents are trading names of Aspire Residential Sales Limited, a Company registered in England and Wales with registration number 11659289. VAT No. 317450614

IMPORTANT NOTICE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantees as to their operating ability or efficiency are given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view.