

**Flat 2, 5 Graham Road, Worthing, West Sussex, BN11 1TL**  
**£950 Per Month**  
**Council Tax Band: A**



We are delighted to present this first floor great sized one bedroom apartment that is in great decorative order.

This fabulous 1 bed apartment is set in the heart of Worthing Town centre just off Montague Street, close to the seafront and has been redecorated and carpet throughout. In brief the property comprises of private entrance and stairway, fabulous double bedroom, modern kitchen, hallway with period features and loft storage, fantastic sized living room, street parking. We highly recommend viewing on this property to truly appreciate the standard to which it has been decorated throughout.

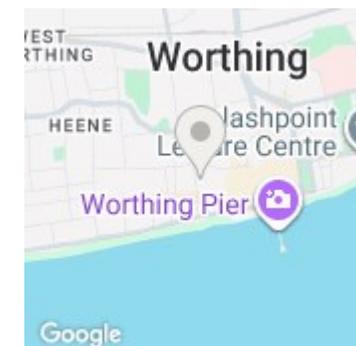
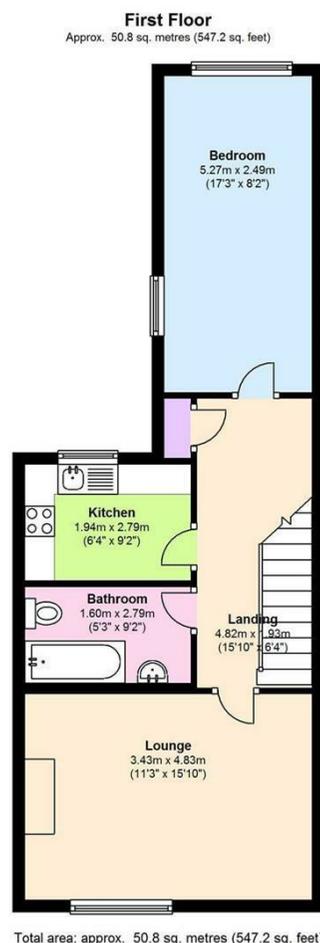
Sorry No pets.

Situation: Located less than 1/4 mile from Worthing seafront, close to Town Centre and local amenities, the mainline train station is a mere ten minute walk away.

Minimum £28,500 income required p/a for referencing purposes.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		77
(55-68)	D		
(39-54)	E	41	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	