

**Top Floor Flat 12 St. Matthews Road, Worthing, BN11 4AU**

**£1,400**

**Council Tax Band: B**



We are delighted to present to the rental market this fantastically presented 1st floor 2 bedroom flat.

In breif the property comprises 2 great sized double bedrooms, fantastic well lit over 16ft south facing lounge, Modern bathroom and kitchen. All with Stylish decor which is a blend of original features and modern decor. Gas fired Central heating.

Located opposite a popular field and park, great bus links and a short walk from town centre and mainline train station.

£42,000 p/a required for referencing purposes

Cat considered.



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