



48 Angola Road, Worthing, BN14 8DU  
£750 Per Calendar Month



**\*\*SINGLE OCCUPANCY ONLY\*\*** We are delighted to offer a good size double ground floor room (single occupancy), in a convenient location, just a short distance from local shops, the train station and Worthing Hospital! The property which has 4 other rooms also benefits from a downstairs shower room and upstairs bathroom with walk-in shower. The room includes ALL bills and Wi-Fi, USB sockets. The communal kitchen and living space provides dining and seating. Fully fitted kitchen with dishwasher, washing machine and American fridge/freezer, gas hob, electric oven. French doors lead out to a garden area with patio and bike storage. \*Regular cleaner for communal parts. sorry, no pets. Available beginning of January.







Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(82 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	58	
(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 confirm their condition or working order.

