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119 George V Avenue | Worthing | West Sussex | BN11 5SA 50B Ferring Street | Ferring | West Sussex | BN12 5JP BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE

7 Dorchester Gardens , Worthing, BN11 5AY £1,250 Per month Council Tax Band B

OPEN HOUSE THURSDAY 4TH SEPTEMBER - By Appointment Only. A well presented GROUND FLOOR two bedroom flat in the popular Grand Avenue area of West Worthing, situated just minutes from West Worthing train station.

The accommodation comprises entrance hall, kitchen, lounge/diner, two double bedrooms and a bathroom.

Externally the property benefits from a patio area/gf balcony, garage and a parking space.

Unfurnished the property is available early October 2025.

Communal Entrance Hall

**Entrance Hall** 

Lounge/Diner 17'4 x 11'5 (5.28m x 3.48m)

Small Patio Area

Kitchen 13'6 x 6'5 (4.11m x 1.96m)

Bedroom One 17'4 x 17'5 (5.28m x 5.31m)

Bedroom Two 9'5 x 8'8 (2.87m x 2.64m)

Bathroom

Garage

Agent Note

















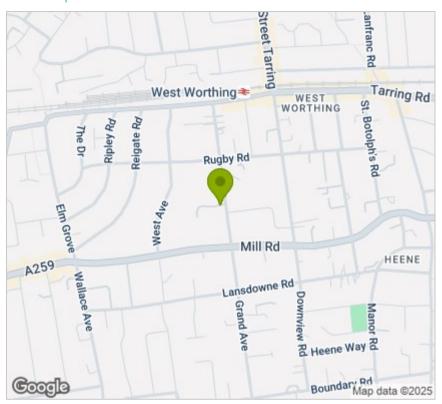
### Floor Plan



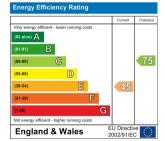
### Viewing

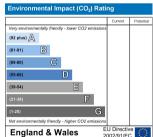
Please contact our Ferring Lettings Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

#### Area Map



## **Energy Efficiency Graph**





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