



16-18 Chapel Road

Worthing, BN11 1BJ

**TO LET - Class E Town
Centre Unit
Rental £24,000 PAX**

1,130 sq ft
(104.98 sq m)

- Rent Free Period Available
- New Lease
- High Profile Location

16-18 Chapel Road, Worthing, BN11 1BJ

Summary

Available Size	1,130 sq ft
Rent	£2,000 per month
Rates Payable	£10,978 per annum
Rateable Value	£22,000
VAT	Not applicable. We are advised VAT is NOT applicable
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	C (74)

Description

The property is arranged with excellent frontage/ window display space, versatile unit suitable for various businesses within the Class E category.

Location

Located in Worthing town centre with high level of passing trade and footfall, this high profile location benefits from easy access to street car parking and multi storey car parks nearby.

Accommodation

The accommodation comprises the following areas:

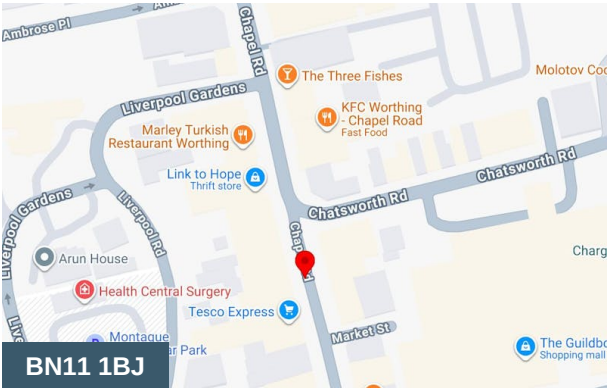
Name	sq ft	sq m
Ground	1,130	104.98
Total	1,130	104.98

Viewings

Viewings can be arranged via Landlords Agent - Newlands Property

Terms

Available on a new FRI lease with terms to be agreed, asking rental £24,000pax.



Viewing & Further Information



Richard Lowrey
01273-779777 | 07725-723021
richard@newlandsproperty.com

Energy performance certificate (EPC)

16-18 Chapel Road WORTHING BN11 1BJ	Energy rating C	Valid until: 24 June 2029
		Certificate number: 0260-1903-0381-2450-6034

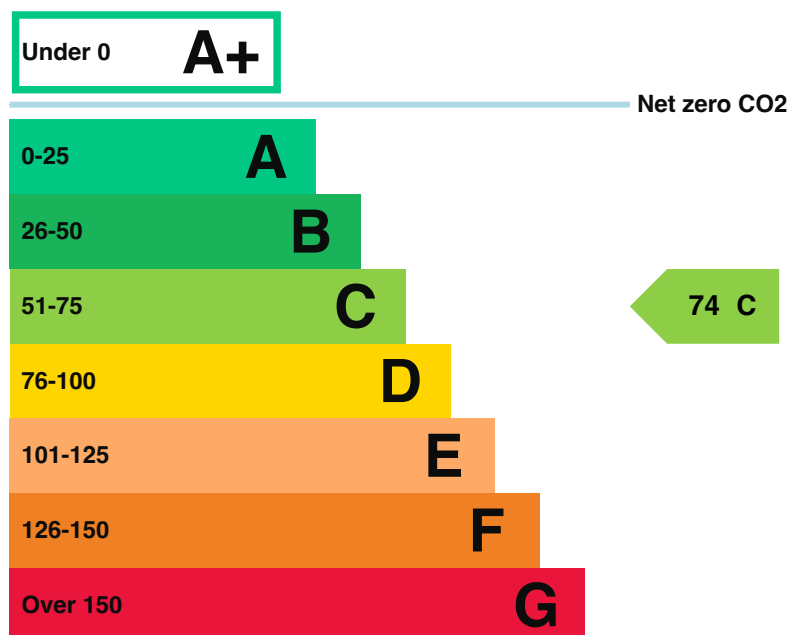
Property type	A1/A2 Retail and Financial/Professional services
Total floor area	129 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is C.



Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.

How this property compares to others

Properties similar to this one could have ratings:

If newly built	28 B
If typical of the existing stock	83 D

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO2/m2 per year)	95.72
Primary energy use (kWh/m2 per year)	566

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9123-4056-0018-0600-4325\)](#).

Who to contact about this certificate

Contacting the assessor

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name	Richard Quantrill
Telephone	07740177672
Email	richard.quantrill@nsc.co.uk

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/008161
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Richard Quantrill
Employer address	Unit G2, 25 Cecil Pashley Way, Shoreham-by-Sea BN43 5FF
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	24 June 2019
Date of certificate	25 June 2019