



**FORD ROAD, TORTINGTON, BN18**  
£1,900 per month\*

**Carter Jonas**



## **ARUNDEL WING, TORTINGTON MANOR, FORD RD, TORTINGTON, ARUNDEL, WEST SUSSEX, BN18 0FG**

- 3 bedrooms
- 2 reception rooms
- 2 bathrooms
- Unfurnished
- Modern
- Garage
- garden
- Shared grounds

### **THE PROPERTY**

Accommodation comprising: entrance hall, downstairs cloakroom, office/dining room and kitchen. To the first floor is the living room, bedroom and separate family bathroom. To the second floor are two bedrooms and ensuite shower room.

Externally the property has an allocated parking space, rear garden with a single garage situated in a communal block.

EPC Rating: D Council Tax Band F - Please see Arundel District Council for current costs.

Available Late June 2025 for a 12 month tenancy unfurnished.

No Pets. No access to Loft. Mains gas, electricity, water and drainage are connected to the property.

Internet & Mobile: Further information on availability and speeds can be found at [checker.ofcom.org.uk](http://checker.ofcom.org.uk)

Flood Risk - Low

At a rent of £1900 per calendar month

Holding deposit of 1 week's rent £438

Security deposit of 5 weeks rent £2192

A well presented townhouse located within the grounds of Tortington Manor with exceptional views and access to 16 acres of communal grounds with tennis courts and an onsite community hall. Located within easy reach of Ford Railway station and the A27.



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## ADDITIONAL INFORMATION

Offers	Available for an initial 12 month term
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Viewing	Strictly by appointment
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Local Authority	Council Tax Band F
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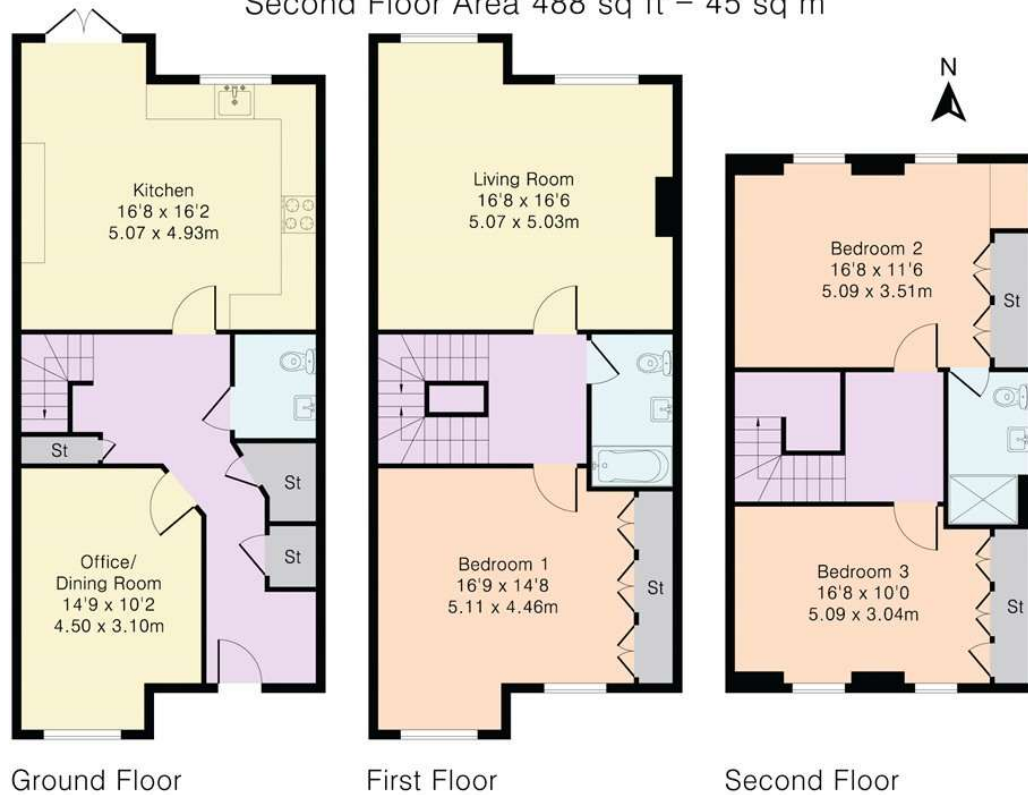


## Approximate Gross Internal Area 1682 sq ft - 155 sq m

Ground Floor Area 597 sq ft – 55 sq m

First Floor Area 597 sq ft – 55 sq m

Second Floor Area 488 sq ft – 45 sq m



### IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on [carterjonas.co.uk](http://carterjonas.co.uk) or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. \*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.

**T: 01865 511444**

Mayfield House, 256 Banbury Road, Oxford, Oxfordshire, OX2 7DE

E: [oxfordresilettings@carterjonas.co.uk](mailto:oxfordresilettings@carterjonas.co.uk)

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