



2 bed terraced house to rent in

Walter Street, Stockton , Stockton-on-Tees,
Durham, TS18 3PP

£700 pcm

 x 2  x 1  x 2

On Street parking

Unfurnished

Property features

- ✓ 2 Double Bedrooms
- ✓ 2 Reception Rooms
- ✓ Court Yard to The Rear
- ✓ Within Reach to Local Schools, Shops, Amenities and Transport
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

Arrange a viewing

Melanie Devine
Branch Manager
Stockton On Tees

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stockton@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

***** 2 Bedroom Semi-Detached Property*****

Welcome to this well-presented 2-bedroom semi-detached home located on the popular Walter Street, Stockton. Ideally positioned for easy access to the town centre, local shops, schools, and excellent transport links, this property offers convenience and comfort in a high-demand rental area.

Step into a welcoming lounge area, neutrally decorated with space for relaxing and entertaining. To the rear lies a dining room and modern kitchen, fitted with a range of units, worktops, integrated oven and hob, and space for appliances. Upstairs offers two generous double bedrooms, both tastefully decorated and offering ample storage space and natural light and contemporary bathroom, comprising a white three-piece suite with shower over the bath. To the rear is a private enclosed yard, ideal for outdoor seating or low-maintenance gardening. On-street parking is available at the front of the property.

For more information and to arrange an internal inspection please contact the Stockton Branch today.

Tenant Referencing Criteria:

Pattinson will undertake referencing checks on all applicants over the age of 18 wishing to move into a rental property. As part of this process, we will undertake:

- A credit check to ensure each applicant does not have any adverse credit such as CCJs (County Court Judgements).
- An affordability assessment to ensure applicant's income will sufficiently cover the rental payments.
- To pass the affordability check, each applicant's gross annual basic income (including benefits and pensions) must be at least 30 times the monthly rental amount (36 times for Ellinson properties). EG If the rent is £500 PCM, applicants would need to earn £15,000 as an annual pension or basic salary (excluding commission/bonus) before tax or other deductions were made.

- Each applicant's affordability is assessed individually against the criteria.
- Self-employed applicants will require an accountant's reference and should have accounts for a minimum of two years. Net profit will be assessed against the affordability requirement of 30 times the monthly rental amount.
- Employment checks to confirm your start date, salary and if your position is permanent.
- Homeownership checks (only if you are a homeowner) confirming your mortgage payments are up to date.
- A Landlord reference (if you are currently residing in rented accommodation) confirming you have abided by the terms of the lease. This will check that the rent was paid on time and in full, there was no antisocial behaviour and the property was looked after in an appropriate manner.
- 'Right to rent' ID checks.

If you do not meet the requirement, you WILL REQUIRE A HOMEOWNER GUARANTOR.

Council Tax Band: A

Deposit: £725.00

Rent: £700 pcm

Property Type: Terraced House

Parking: On Street

Heating: Gas

Entrance



Hallway

Lounge

3.88m x 3.37m (12'8" x 11'0")

Dining Room

3.55m x 3.43m (11'7" x 11'3")

Kitchen

3.38m x 2.11m (11'1" x 6'11")

1st Floor Landing

Bedroom 1

4.13m x 3.29m (13'6" x 10'9")

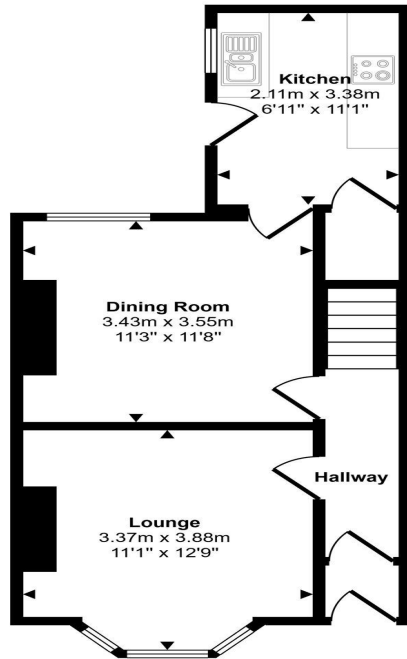
Bedroom 2

3.52m x 2.26m (11'6" x 7'4")

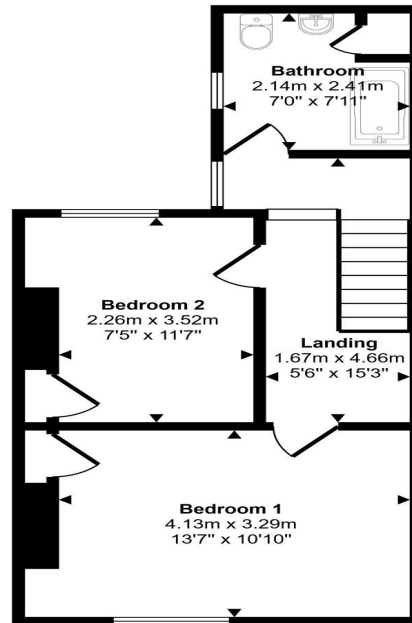
Family Bathroom

2.41m x 2.14m (7'10" x 7'0")

Approx Gross Internal Area
78 sq m / 843 sq ft

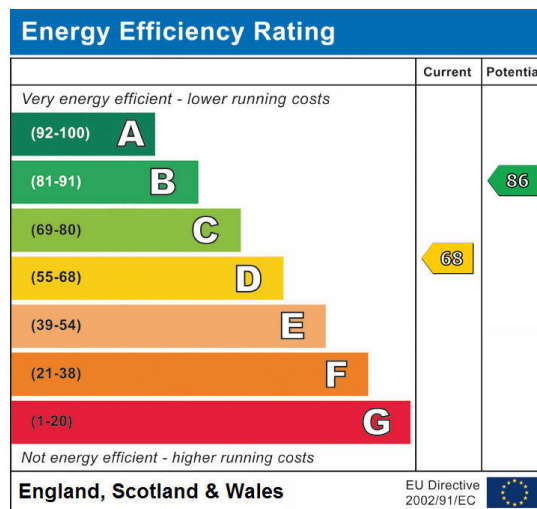


Ground Floor
Approx 39 sq m / 424 sq ft



First Floor
Approx 39 sq m / 419 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Walter Street, Stockton , Stockton-on-Tees, Durham, TS18 3PP

Contact your local branch today for more information on this property:

20 Bishop Street, Stockton, Cleveland, TS18 1SY, Tel: 01642 210132, stockton@pattinson.co.uk, www.pattinson.co.uk

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