3 bed terraced house to rent in

Molineux Close, Newcastle upon Tyne, Tyne and Wear, NE6 1XN

£995 pcm

x 3 x 1 x 1

Permit Parking parking

Furnished

Property features

- Three Bedrooms
- Terrace House
- Newly Refurbished
- Close to local amenities & transport links
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- Heating supply: Gas

Arrange a viewing

Alia Saidan
Branch Manager
Wallsend

0191 2345681
wallsend@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Pattinson Estate Agents are pleased to welcome this Three Bedroom Terrace house to the market for rent witch is ideally located close to all local amenities and Byker Metro station.

The accommodation briefly comprises: Lounge, fitted kitchen, bathroom, Three bedrooms and a En Suite. The property benefits from gas central heating and double glazing throughout.

Please contact our Wallsend branch now to register any interest: 0191 2345681 or via email wallsend@pattinson.co.uk

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: £1,243.75

Rent: £995 pcm

Property Type: Terraced House

USPs: Furnished, Allows smokers

Parking: Permit Parking

Heating: Gas

Front External

Living Room

3.825m x 3.32m (12'6" x 10'10")

Kitchen

3.325m x 4.891m (10'10" x 16'0")

Bathroom

2.343m x 2.413m (7'8" x 7'11")

Bedroom 1

3.328m x 2.933m (10'11" x 9'7")

En Suite

1.575m x 0.846m (5'2" x 2'9")

Bedroom 2

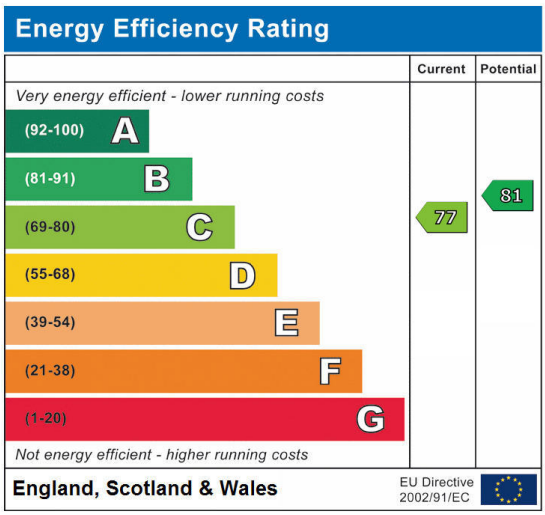
3.392m x 3.336m (11'1" x 10'11")

Bedroom 3

3.005m x 8.482m (9'10" x 27'9")

Bedroom 3 Extra

Rear External



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

157 High Street East, Wallsend, Newcastle Upon Tyne, Tyne & Wear, NE28 7RL, Tel: 0191 2345681, wallsend@pattinson.co.uk, www.pattinson.co.uk

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