



3 bed end of terrace house to rent in NE6

Wilton Avenue, Newcastle upon Tyne,
Tyne and Wear, NE6 2TT

£950 pcm

 x3  x1  x1

On Street parking

Unfurnished

Property features

- ✓ Available Immediately
- ✓ Three Bedrooms
- ✓ End Of Terrace Property
- ✓ Close to Local Amenities and Transport Links
- ✓ Double glazed and Gas Central

Key Information

- ✓ Council Tax: Band A
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

Arrange a viewing

Hayley McCormack
Sales Negotiator
Heaton

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Available immediately is this well presented three bedroom end terrace house situated on Wilton Avenue, Walker.

The property comprises: entrance area, lounge, bathroom/WC, well appointed kitchen to the rear of the property with a good range of wall and base units, complimenting work surfaces, built in induction hob, built in electric oven and grill, integrated under bench fridge, integrated under bench freezer, plumbed for washing machine, white composite sink with mixer tap, tiled splashback, UPVC double glazed door to the rear garden, UPVC double glazed window and radiator. To the first floor there are three bedrooms.

Externally to the front is a larger than average wrap around garden mainly laid to lawn with fenced boundaries and to the rear is a West facing private garden which is mainly laid to lawn with fenced boundaries.

The property benefits from gas central heating and double glazing.

Virtual tour available at link below:

<https://tours.pattinson.co.uk/tour/1ga1g32d32>

Please contact the Heaton Branch for further information and viewings.

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: £1,096.15

Rent: £950 pcm

Property Type: End of terrace house

Parking: On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire, Cable, FTTC (fibre to the cabinet), FTTP (fibre to the premises)

Mobile signal coverage: Good

Front External

To the front of the property is a larger than average wrap around garden mainly laid to lawn with fenced boundaries.



Entrance Hall

With doors off to the lounge, kitchen, bathroom/WC and stairs to the first floor.

Lounge

UPVC double glazed bay window to the front, electric fire set into feature surround and radiator.



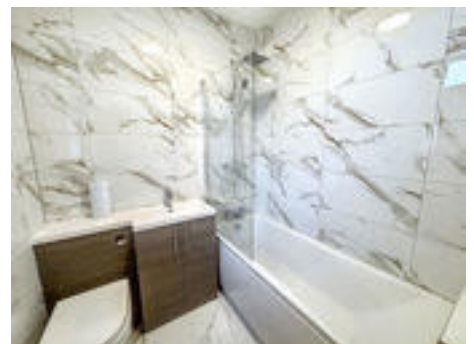
Kitchen

Located at the rear of the property with a good range of wall and base units, complimenting work surfaces, built in induction hob, built in electric oven and grill, integrated under bench fridge, integrated under bench freezer, plumbed for washing machine, white composite sink with mixer tap, tiled splashback, UPVC double glazed door to the rear garden, UPVC double glazed window and radiator.



Bathroom/WC

White three piece bathroom suite comprising; bath with shower over and glass screen, hand wash basin built into vanity, low level WC built into vanity, tiled walls, tiled flooring, UPVC double glazed window and heated towel rail.



First Floor Landing

With doors off to the bedrooms.

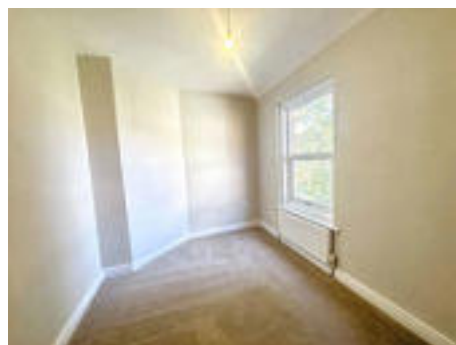
Bedroom One

UPVC double glazed window to the front and radiator.



Bedroom Two

UPVC double glazed window to the rear and radiator.



Bedroom Three

UPVC double glazed window to the front, built in wardrobe and radiator.

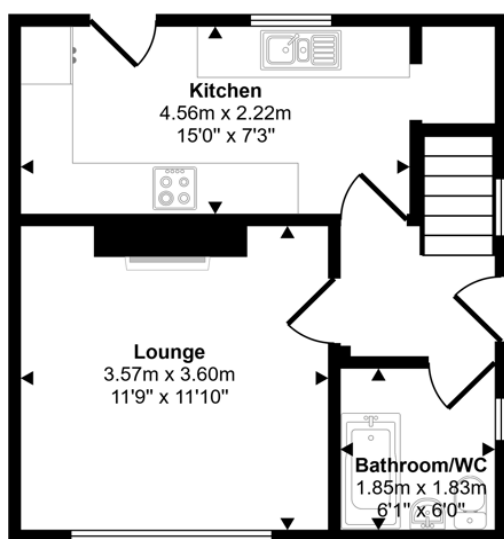


Rear Garden

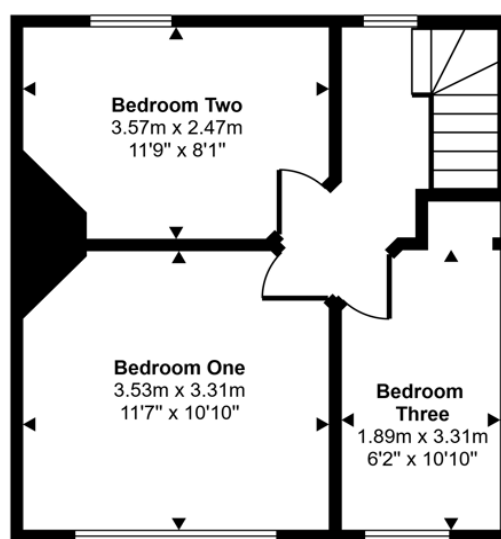
West facing private rear garden mainly laid to lawn with fenced boundaries.



Approx Gross Internal Area
66 sq m / 709 sq ft



Ground Floor
Approx 33 sq m / 355 sq ft



First Floor
Approx 33 sq m / 355 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.

Wilton Avenue, Newcastle upon Tyne, Tyne and Wear, NE6 2TT

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

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