pattinson

Pattinson.co.uk - Tel: 0191 2531301

2 bed lower flat to rent in NE29

St. Johns Terrace, North Shields, Tyne and Wear, NE29 6HS

£695 pcm

x 2 x 1 x 1

On Street parking

Unfurnished

Property features

- Available From End of November
- Two Bedrooms
- Lower Flat
- On Street Parking
- EPC Rating D

Key Information

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

Arrange a viewing

Louise Tully
Branch Manager
Whitley Bay (Coastal Team)

0191 2531301
whitley.bay@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

TO LET – TWO BEDROOM LOWER FLAT – ST. JOHNS TERRACE, NORTH SHIELDS

We are delighted to offer to let this two bedroom lower flat, situated on the popular St. Johns Terrace in North Shields. The property is currently in the process of being modernised and will be available from the end of November.

Internally, the accommodation briefly comprises an entrance hall, spacious living room, kitchen, bathroom and two bedrooms.

The property is conveniently located close to a range of local amenities, shops and everyday facilities, while also benefiting from excellent transport links providing easy access to North Shields, surrounding areas and Newcastle.

Once modernisation works are complete, this property will make an excellent rental home and early viewing is recommended.

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: £868.75

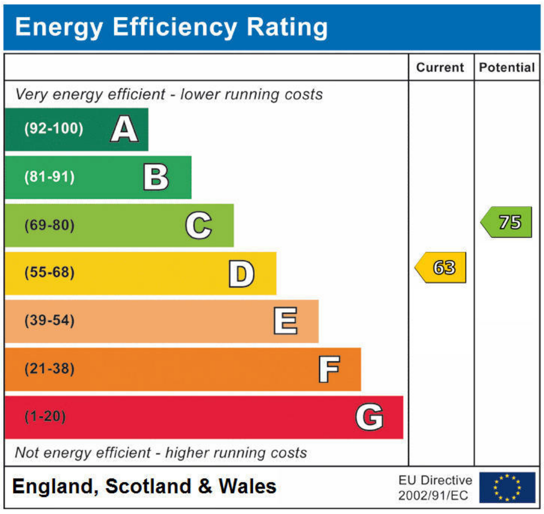
Rent: £695 pcm

Property Type: Lower Flat

USPs: Allows smokers

Parking: On Street

Heating: Gas



St. Johns Terrace, North Shields, Tyne and Wear, NE29 6HS

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

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