

3 bed upper flat to rent in NE6

Relton Avenue, Newcastle upon Tyne,
Tyne and Wear, NE6 2TH

£700 pcm

x 3 x 1 x 1

On Street parking

Unfurnished

Property features

- Available Immediately
- Three Bedrooms
- First Floor Flat
- Close to Local Amenities and Transport Links
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- 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

0191 2049601
heaton@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Available immediately is this unfurnished three bedroom first floor flat which is ideally located close to all local amenities, Newcastle City Centre and good schools.

The accommodation comprises; entrance hallway, lounge, kitchen towards the rear of the property with a good range of wall and base units, complimenting work surfaces, built in electric hob and oven, stainless steel sink with mixer tap, tiled splashback, space for appliances,, UPVC double glazed window and radiator. Three bedrooms and shower room/W.C.

To the rear of the property is a private rear yard which is mainly paved with walled boundaries.

The property benefits from gas central heating and UPVC double glazing.

Virtual tour available at link below:

https://tours.pattinson.co.uk/tour/1ga1g3606d

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: £807.69

Rent: £700 pcm

Property Type: Upper Flat

USPs: Allows smokers

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



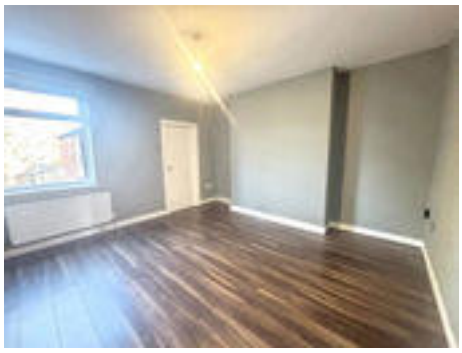
Entrance Hall

With stairs to the first floor.

Lounge

4.08m x 3.84m (13'4" x 12'7")

UPVC double glazed window to the rear and radiator.



Kitchen

2.86m x 2.29m (9'4" x 7'6")

Towards the rear of the property with a good range of wall and base units, complimenting work surfaces, built in electric hob and oven, stainless steel sink with mixer tap, tiled splashback, space for appliances,, UPVC double glazed window and radiator.



Bedroom One

3.86m x 3.81m (12'7" x 12'6")

UPVC double glazed window to the front and radiator.



Bedroom Two

3.01m x 2.29m (9'10" x 7'6")

UPVC double glazed window to the rear and radiator.



Bedroom Three

2.67m x 2.29m (8'9" x 7'6")

UPVC double glazed window to the front and radiator.



Shower Room/WC

White three piece shower room/WC comprising; shower cubicle, hand wash basin, low level WC, UPVC double glazed window and radiator.

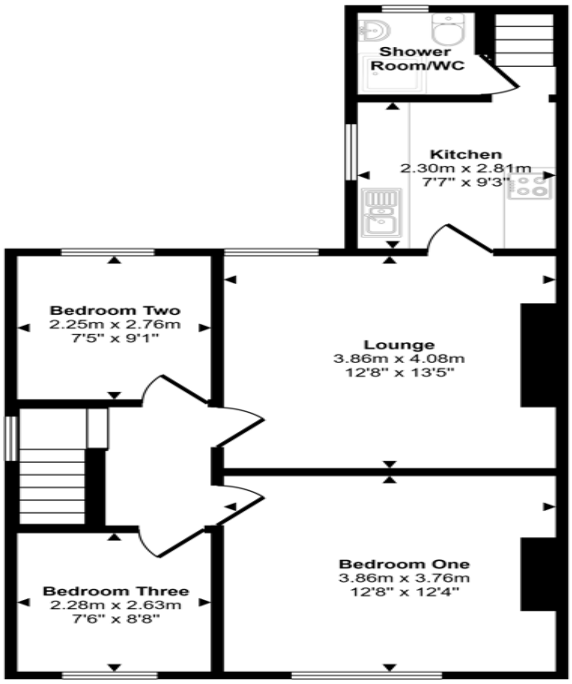


Rear Yard

Private rear yard mainly paved with walled boundaries.

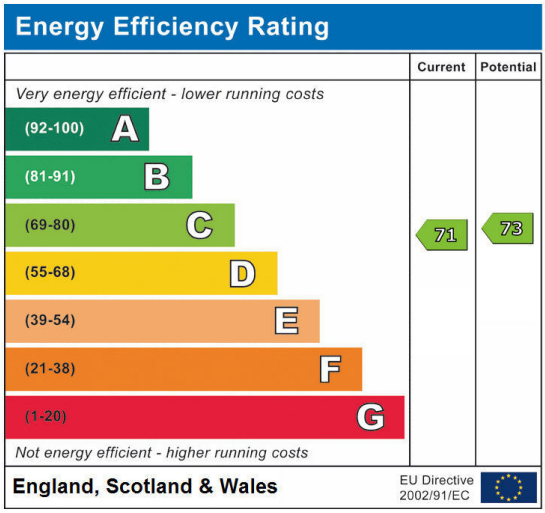


Approx Gross Internal Area
61 sq m / 656 sq ft



Floorplan

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.



Relton Avenue, Newcastle upon Tyne, Tyne and Wear, NE6 2TH

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

224 Chillingham Road, Heaton, Newcastle Upon Tyne, Tyne & Wear, NE6 5LP, Tel: 0191 2049601, heaton@pattinson.co.uk, www.pattinson.co.uk

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