2 bed upper flat to rent in NE33

John Williamson Street, South Shields, South Shields, Tyne and Wear, NE33 5HP

£650 pcm

x 2 x 1 x 1

On Street parking

Unfurnished

Property features

- REFURBISHED
- TWO BEDROOMS
- UPPER FLAT
- TO LET!
- EPC Rating D

Key Information

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

Arrange a viewing

Emily Blenkinsop
Sales Negotiator
South Shields

0191 4540488
south.shields@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

| UPPER FLAT | TWO BEDROOMS | POPULAR LOCATION | RECENTLY REFURBISHED |

Pattinson Estate Agents are delighted to offer TO LET this two bedroom upper flat on the popular John Williamson Street, South Shields. Situated close to the Metro and a short walk to local shops and amenities. As well as being double glazed and having gas central heating, this property would make a lovely home.

The property has been recently refurbished and comprises briefly of :- Upvc door to the entrance hallway with stairs to the first floor landing. Doors to the lounge, bedroom one and bedroom two. The dining room leads from the lounge as does the kitchen, which in turn leads to the bathroom.

Early viewing is essential.

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: £750.00

Rent: £650 pcm

Property Type: Upper Flat

Parking: On Street

Heating: Gas

Lounge

Open spacious lounge with windows to the rear, gas central heating radiator and carpeted flooring.

Bedroom 1

Master bedroom with window to front, gas central heating radiator and carpeted flooring.

Bedroom 2

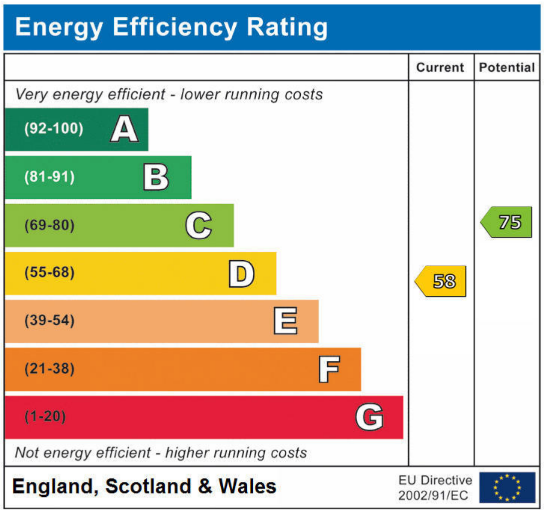
Second bedroom with window to front, gas central heating radiator and carpeted flooring.

Kitchen

Wall and base units with electric cooker/hob and extractor fan, sink, tiled surround and boiler in cupboard.

Bathroom

Shower over bath with glass panel screen, w.c., wash hand basin and towel radiator. Window to side and large storage cupboard.



John Williamson Street, South Shields, South Shields, Tyne and Wear, NE33 5HP

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

7 Charlotte Terrace, South Shields, Tyne and Wear, Tyne & Wear, NE33 4NU, Tel: 0191 4540488, south.shields@pattinson.co.uk, www.pattinson.co.uk