pattinson

Pattinson.co.uk - Tel: 0191 4897431

3 bed semi-detached house to rent in NE32

Calf Close Lane, Jarrow, Tyne and Wear, NE32 4BS

£900 pcm

x 3 x 1 x 2

Driveway parking

Unfurnished

Property features

- THREE BEDROOM SEMI DETACHED
- RECENTLY RENOVATED
- NEWLY INSTALLED KITCHEN & BATHROOM
- TWO RECEPTION ROOMS
- EPC Rating C

Key Information

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

Arrange a viewing

Jason Olley
Branch Manager
Jarrow

0191 4897431
jarrow@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Pattinson Estate Agents welcome to the rental market this Three Bedroom family home located on Calf Close Lane, Jarrow.

Recently renovated throughout, the property benefits from a newly installed fitted Kitchen & Bathroom Suite, as well as neutral decoration and new flooring throughout. Additional benefits include two reception rooms with a large Lounge and separate Dining Room plus a large Garden to the front offering off street parking.

The property is ideally located for local amenities with Jarrow Viking Shopping Centre and ASDA Boldon just a short drive away, public transport is also withing walking distance from Fellgate Metro offering direct travel to Newcastle City Centre, Sunderland City Centre and connections to South Shields and the coast. Excellent local road links make travel easy via the A1, A19 and Tyne Tunnel.

Briefly comprising; Entrance/Hall, Lounge, Kitchen & Dining Room. To the first floor lies Two Double Bedrooms, a further single bedroom, the Family Bathroom and separate cloak. Externally to the front is a large lawned Garden with Driveway and gated access to the rear Garden.

Call Pattinson Jarrow on 0191 4897431 or email jarrow@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: £1,040.00

Rent: £900 pcm

Property Type: Semi-detached house

Parking: Driveway

Heating: Gas

External Front

Private enclosed Garden with lawn, driveway for multiple vehicles, pathway leading to Entrance, gated access to rear Garden;

Entrance/Hallway

Part glazed composite door leading to Entrance, stairs to first floor, laminate flooring, doors to;

Lounge

Double glazed window to front aspect, gas central heating radiator;

Lounge (Additional)

Dining Room

Double glazed window to rear aspect, gas central heating radiator, laminate flooring;

Dining Room (Additional)

Kitchen

A range of wall and base units with contrasting work surfaces, stainless steel sink with mixer tap over, electric oven, electric hob with extractor over, plumbing for washing machine, space for fridge freezer, built in storage, double glazed window to front aspect;

Kitchen (Additional)

First Floor Landing

Double glazed window to rear aspect, loft access, doors to;

Bedroom One

Double glazed window to front aspect, gas central heating radiator, built in storage;

Bedroom One (Additional)

Bedroom Two

Double glazed window to front aspect, gas central heating radiator built in storage;

Bedroom Two (Additional)

Bedroom Three

Double glazed window to rear aspect, gas central heating radiator;

Family Bathroom

A white suite consisting of vanity wash hand basin & bath with mains shower over, chrome towel gas central heating radiator, extractor, double glazed window to rear aspect;

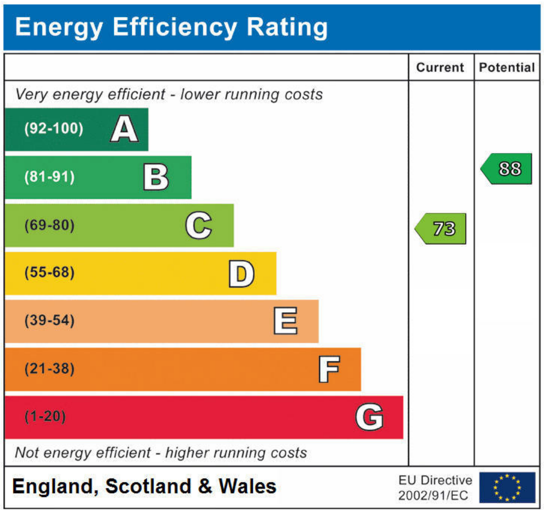
Cloak

W/C, laminate flooring, double glazed window to rear aspect;

External Rear

Private enclosed Garden with lawn, gated access to front aspect;

External Rear (Additional)



Calf Close Lane, Jarrow, Tyne and Wear, NE32 4BS

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

67 Ellison Street, Jarrow, South Tyneside, Tyne & Wear, NE32 3JU, Tel: 0191 4897431, jarrow@pattinson.co.uk, www.pattinson.co.uk