



1 bed apartment to rent in TS18

Dovecot Street, Stockton,
Stockton-on-Tees, Durham, TS18 1LH

£475 pcm

 x1  x1  x1

Unfurnished

Property features

- ✓ Close to Local Amenities and Transport Links
- ✓ Top Floor Apartment
- ✓ Available Now
- ✓ Open Plan Kitchen/Living Room
- ✓ EPC Rating D

Key Information

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

Arrange a viewing

Melanie Devine
Branch Manager
Stockton On Tees

01642 210132
stockton@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

A well-presented one-bedroom flat to let on Dovecot Street, Stockton-on-Tees, ideally located in the town centre with easy access to shops, transport links, and local amenities.

This bright and spacious property offers a comfortable living area, a modern fitted kitchen, a good-sized double bedroom, and a stylish bathroom with a full suite including a bath and overhead shower. The flat will benefit from brand-new carpets throughout, enhancing the fresh and welcoming feel. Ideal for professionals or couples

Don't hesitate and call today for more information and to arrange an internal inspection.

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: £500.00

Rent: £475 pcm

Property Type: Apartment

USPs: Allows children, Allows pets, Allows smokers

Parking: None

Heating: Gas

Communal Entrance



Apartment Entrance

Hallway

Living Space




Bedroom



Bathroom W/C





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		75
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

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

20 Bishop Street, Stockton, Cleveland, TS18 1SY, Tel: 01642 210132, stockton@pattinson.co.uk, www.pattinson.co.uk

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