

2 bed apartment to rent in DH8

Greenacres Road, Shotley Bridge, Consett, Durham, DH8 0LU

£650 pcm

x 2 x 1 x 1

On Street parking

Unfurnished

Property features

- Two bedroom ground floor
- Separate kitchen and bathroom
- Double glazing and electric
- Front and side aspect gardens
- EPC Rating E

Key Information

- Council Tax: Band A
- EPC Rating: E
- Heating supply: Ducted Air
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: FTTC (fibre to the cabinet)
- Mobile signal: Good

Arrange a viewing

Richard Brough
Senior Valuer
Consett

01207 508262
consett@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Spacious two bedroom ground floor apartment located in the sort after village of Shotley Bridge. This property offers good size living accommodation with separate kitchen and bathroom, lounge/dining room with gardens to front and side. Located close to local shops, schools and within a short distance of Consett town centre. The floorplan comprises Entrance porch, lounge/diner, kitchen, inner hallway, bathroom and two bedrooms, further benefits include double glazing, electric heating, front and side aspect gardens. Property is available now.

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: Apartment

USPs: Garden

Parking: On Street

Year built: 1950

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Source of flood: Other

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: Ducted Air

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

Entrance Porch

Double glazed front aspect door and side aspect window, courtesy light, door into lounge/diner.

Lounge/dining room

5.60m x 4.00m (18'4" x 13'1")

Double glazed front aspect window, built in cupboard, ducted air vent.



Kitchen

2.40m x 2.10m (7'10" x 6'10")

Fitted wall and base units incorporating counter work tops with a single drainer sink unit, built in electric oven, gas hob with extractor hood over, space for a washing machine, partly tiled walls, double glazed side aspect window.



Inner hallway

Ducted air heating boiler, doors into both bedrooms and bathroom.

Bathroom

White three piece suite comprising panelled bath with shower over, pedestal wash hand basin, low level w.c. air ducted vent, down lighting, double glazed side aspect window.



Bedroom One

4.30m x 2.50m (14'1" x 8'2")

Double glazed rear aspect window, ducted air vent, two built in cupboards.



Bedroom Two

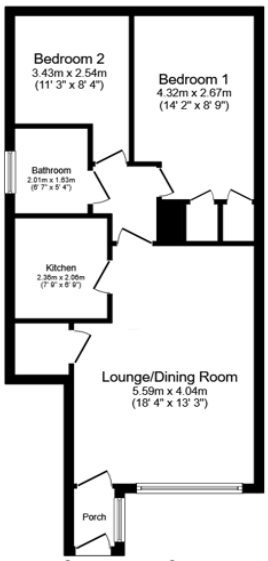
3.40m x 2.50m (11'1" x 8'2")

Double glazed rear aspect window, ducted air vent.



Front and side gardens

Laid mainly to lawn, with flower, tree and shrub boarders.

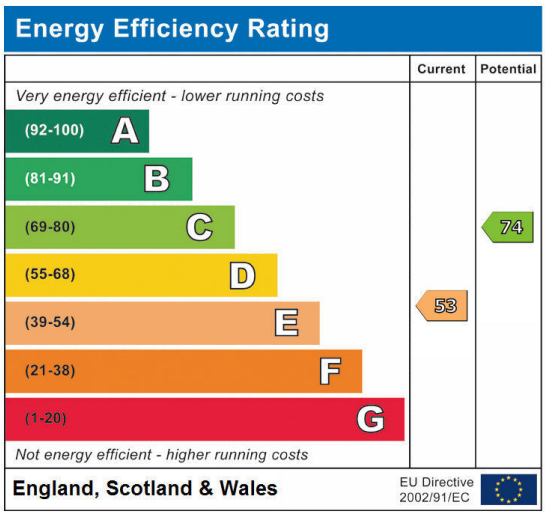


Floor Plan

Floor area 56.3 sq.m. (606 sq.ft.)

TOTAL: 56.3 sq.m. (606 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Greenacres Road, Shotley Bridge, Consett, Durham, DH8 0LU

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

55 Medomsley Road, Consett, County Durham, DH8 5HQ, Tel: 01207 508262, Fax: 01207 583771, consett@pattinson.co.uk, www.pattinson.co.uk

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