



2 bed apartment to rent in NE22

Carlton House Glebe Road, Bedlington,
Bedlington, Northumberland, NE22 6LN

£625 pcm

 x 2  x 1  x 1

Off Street parking

Unfurnished

Property features

- ✓ Two Bedrooms
- ✓ Unfurnished (White Goods & Wardrobes)
- ✓ Available Now!
- ✓ First Floor Apartment
- ✓ 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

Faye McCarthy
Branch Manager
Bedlington

01670 568097
bedlington@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

AVAILABLE NOW!

A delightful first-floor apartment set within the ever popular and conveniently placed Carlton House. Located at the top-end of Bedlington's main Front Street, the development is perfectly placed, offering amenities, shops and schools literally on the doorstep.

Accessed via a communal entrance with secure entry-phone system, the apartment offers fresh and neat accommodation ready to move into. The living room is pleasant and has a Juliette balcony and open-access into the modern fitted kitchen. The shower room is fitted with a stylish three piece suite and there are two bedrooms, the main bedroom being a good sized double, the second with a lovely bay window.

Residents parking is located to the rear of the apartment block.

A great home! Please call our local lettings team today to set-up an appointment to view.

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: £350.00

Rent: £625 pcm

Property Type: Apartment

USPs: Allows children, Allows pets

Parking: Off Street, Residents

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: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

Communal Entrance

Communal entrance doors to both the front and rear. Secure entry-phone system. Staircase leads the first floor accommodation.

Apartment Entrance

Timber entrance door opening into the hall. Useful storage cupboard. Access into the reception room, shower room and bedrooms.

Living Room

A pleasant room situated to the front with 'Juliette' balcony, central heating radiator and open-access into the fitted kitchen.



Additional Living Room Image



Kitchen

Fitted with a range of wall and base units with complementing work surfaces and tasteful splash back wall tiling. Sink unit with taps and drainer board, space for cooker, space for fridge/freezer (white goods included however left as a 'goodwill' gesture) Double glazed window, plumbing for washing machine.



Shower Room/WC

A modern suite, comprising: walk-in shower cubicle, wash hand basin and low level WC. The wall and floor coverings complement the suite nicely. Heated towel rail and extractor fan.



Additional Shower Room Image



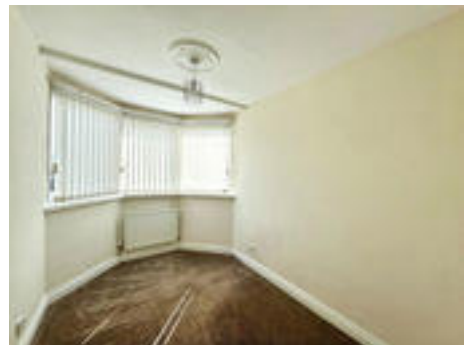
Bedroom One

A lovely double bedroom with a double glazed window and central heating radiator. Free-standing wardrobes to one wall.



Bedroom Two

Another delightful room with a bay window to the front and central heating radiator.



Outside

There are communal gardens to the front and resident parking to the rear.



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

Carlton House Glebe Road, Bedlington, Bedlington, Northumberland, NE22 6LN

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

**17-18 Market Place, Bedlington, Tyne & Wear, NE22 5TN, Tel: 01670 568097,
bedlington@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



RICS

**Client Money
Protection**

