2 bed apartment to rent in NE2

Grosvenor Road, Jesmond, Newcastle upon Tyne, Tyne and Wear, NE2 2RP

£1,200 pcm

x 2 x 1 x 1

On Street parking

Part Furnished

Property features

- First Floor Apartment
- Part Furnished
- Available Now
- EPC Rating - D
- EPC Rating D

Key Information

- Council Tax: Band B
- EPC Rating: D
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water

Arrange a viewing

Hayley McCormack
Sales Negotiator
Heaton

0191 2049601
heaton@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

A part furnished two bedroom apartment in Jesmond, Newcastle upon Tyne. The property offers a practical layout, beginning with an entrance hall featuring a double radiator, understairs cupboard, video security entry system, and wooden flooring, with access to both bedrooms, the bathroom, and the lounge.

Bedroom one is set to the front with a double glazed bay window, radiator, and alcove, while bedroom two is positioned to the rear, benefiting from a double glazed window, double radiator, laminate flooring, and partial coving to the ceiling. The L shaped bathroom is fitted with a white three piece suite, including a panelled bath with mixer shower taps and glass screen, pedestal wash basin, low level w.c., heated towel rail, and extractor fan.

The lounge enjoys a double glazed window to the rear and leads directly into the kitchen, which is equipped with a range of wall and floor units, gas hob with extractor, electric oven, wall mounted gas central heating boiler, and white goods. The kitchen also provides access to the rear yard with shared access. On street parking is available, and the property benefits from gas central heating and an EPC rating of 60.

Virtual Tour Link: https://tours.pattinson.co.uk/tour/1ga1g3494a

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: B

Deposit: £1,384.61

Rent: £1,200 pcm

Property Type: Apartment

USPs: Part furnished

Parking: On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Listed property: No

Conservation area: Yes

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: Yes

External

Entrance door leading to communal hallway to front. Rear yard with shared access

Entrance Hall

Entrance hall, double radiator, understairs cupboard, video security entry system, wooden flooring, doors to bedroom 1, bedroom 2, bathroom and lounge

Lounge

3.75m x 3.10m (12'3" x 10'2")

Double glazed window to rear, radiator, door to kitchen

Kitchen

3.36m x 2.94m (11'0" x 9'7")

Range of wall and floor units, gas hob with extractor over, electric oven, wall mounted gas central heating boiler, white goods included, double glazed window and door to rear

Bedroom 1

4.12m x 4.37m (13'6" x 14'4")

Double glazed bay window to front, radiator, alcove

Bedroom 2

4.50m x 3.76m (14'9" x 12'4")

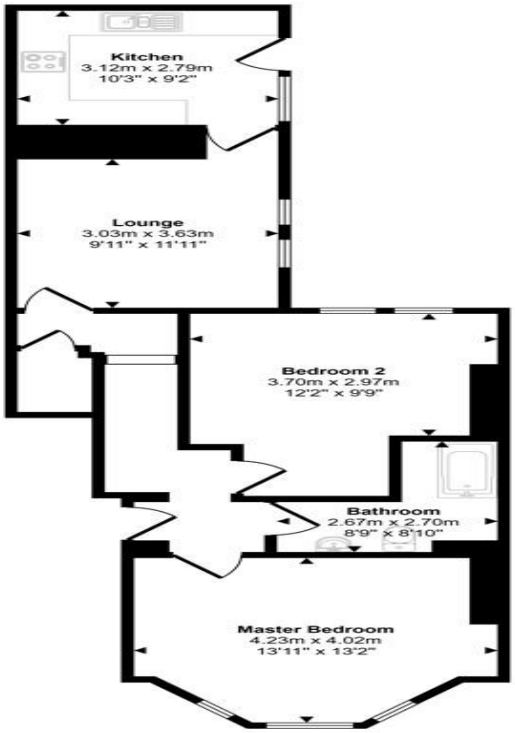
Double glazed window to rear, double radiator, laminate flooring, part coving to ceiling

Bathroom

2.76m x 2.80m (9'0" x 9'2")

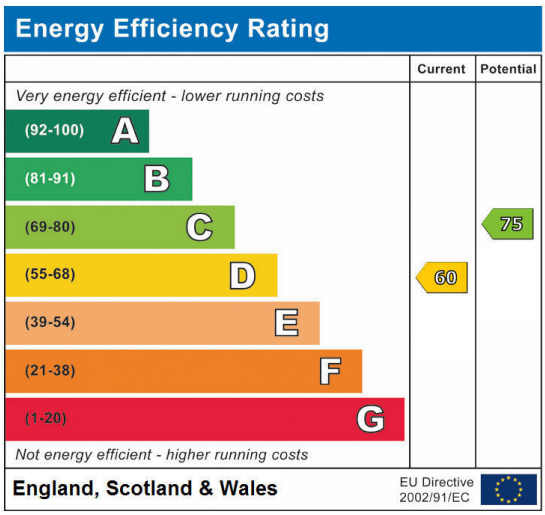
L shaped bathroom with white three piece suite, comprising of: panelled bath with mixer shower taps over and glass shower screen, pedastal wash basin, low level w.c., heated towel rail, extractor fan

Approx Gross Internal Area
68 sq m / 730 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Grosvenor Road, Jesmond, Newcastle upon Tyne, Tyne and Wear, NE2 2RP

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

224 Chillingham Road, Heaton, Newcastle Upon Tyne, Tyne & Wear, NE6 5LP, Tel: 0191 2049601, heaton@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 firms employment has the authority to make or give any representation or warranty in respect of the property.