

2 bed apartment to rent in NE27

Dukesfield, Shiremoor, Newcastle upon Tyne, Tyne and Wear, NE27 0DR

£850 pcm

x 2 x 2 x 1

Allocated parking

Unfurnished

Property features

- Two Bedroom First Floor Flat
- Unfurnished
- En Suite Shower Room
- Decorated Throughout
- EPC Rating B

Key Information

- Council Tax: Band B
- EPC Rating: B
- Heating supply: Gas

Arrange a viewing

Louise Tully
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- Flexible viewing slots
- Accompanied viewings

Description

Pattinsons are delighted to bring to the rental market this wonderful two bedroom/two bathroom first floor apartment situated in this quiet residential area of Earsdon View within walking distance to excellent transport link and local amenities. The property offer excellent living space which is boasted by the high ceilings.

Comprising secure entry system with stairs to the first floor landing, entrance hallway with storage cupboard, good sized lounge with Juilette balcony, open to the fully fitted kitchen with a range of wall and floor units, integrated oven, hob and extractor fan, washing machine and dishwasher, bedroom 1 double with en suite shower room, bedroom 2 small double with neutral decor, bathroom with white suite, part white tiling, wash hand basin and wc. Externally there is allocated parking and visitors parking. Communal gardens. NOT TO BE MISSED!!! 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: B

Deposit: £980.77

Rent: £850 pcm

Property Type: Apartment

Parking: Allocated

Heating: Gas

Lounge

4.60m x 4.00m (15'1" x 13'1")

Good sized living room with Juliette balcony, radiator, open to the kitchen



Kitchen

2.90m x 2.10m (9'6" x 6'10")

Fully fitted with a range of cream wall and floor units, integrated oven, hob, extractor fan, dishwasher, washing machine, double glazed window.



Bedroom 1

4.20m x 3.40m (13'9" x 11'1")

Double bedroom with en suite shower room, double glazed window, radiator.



En Suite

White suite, walk in shower cubicle, wash hand basin, wc, radiator.



Bedroom 2

3.50m x 2.10m (11'5" x 6'10")

Small double bedroom woth double glazed window, radiator

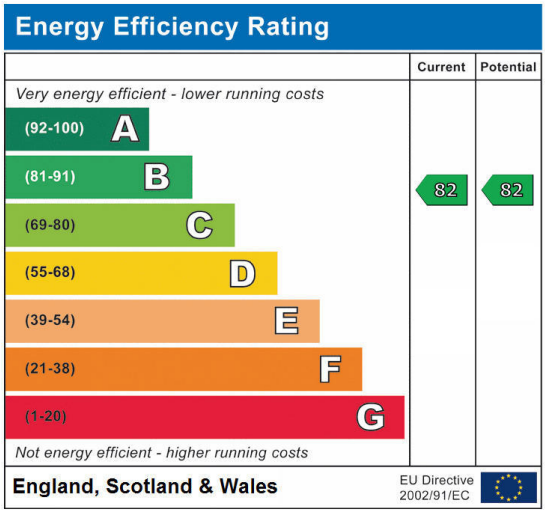


Bathroom

White suite, double glazed window, wash hand basin, wc, radiator







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

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