

4 bed terraced house to rent in

Flagg Court, South Shields, Tyne and Wear, NE33 2NX

£1,200 pcm

x 4 x 1 x 1

Off Street parking

Unfurnished

Property features

- EPC Rating A

Key Information

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

Arrange a viewing

Emily Blenkinsop
Sales Negotiator
South Shields

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- Flexible viewing slots
- Accompanied viewings

Description

Welcoming this spacious 4-bedroom home situated in a lovely residential area, ideal for families and working professionals. The property features a modern interior throughout, including a stylish, well-equipped kitchen, generous living space, front and rear gardens as well as and driveway access to the rear.

A major benefit of the property the EPC rating of A due to the solar panels, which are included for the tenant's use automatically, helping to significantly reduce electricity costs and keep energy bills very low.

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: £1,384.62

Rent: £1,200 pcm

Property Type: Terraced House

Parking: Off Street

Heating: Gas, Solar Photovoltaic Thermal

External - front



Kitchen/diner

Located on the first floor.



Bedroom 4

Ground floor bedroom to the rear of the property.



Living Room

Located on the ground floor to the front of the property.



Downstairs W.C & wash hand basin



Bedroom One



Bedroom Two



Bathroom



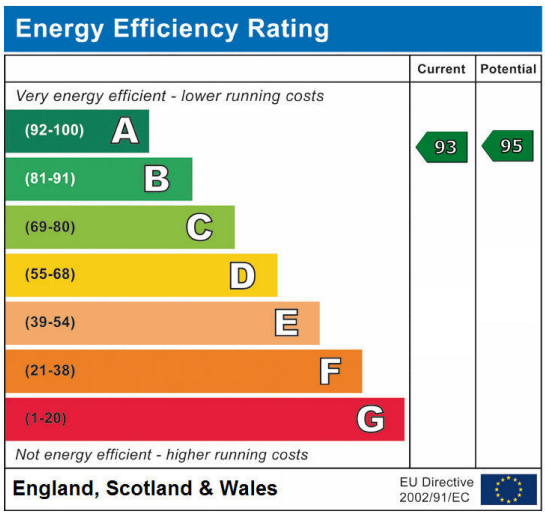
Bedroom Three



External - rear







Flagg Court, South Shields, Tyne and Wear, NE33 2NX

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

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