

1 bed lower flat to rent in NE63

Portia Street, Ashington, Ashington, Northumberland, NE63 9DX

£550 pcm

x 1 x 1 x 1

On Street parking

Part Furnished

Property features

- Immaculately Presented
- Spacious Lounge with Media Wall
- Large Double Bedroom
- Front Garden Access
- EPC Rating D

Key Information

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

Arrange a viewing

Garreth Young
Branch Manager
Ashington

01670 568096
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- Flexible viewing slots
- Accompanied viewings

Description

GROUND FLOOR FLAT | IMMACULATELY PRESENTED | AVAILABLE NOW

Ideal for anyone seeking ground floor accommodation, this beautifully presented one-bedroom lower flat is immaculate throughout and ready to move into. Conveniently located within easy reach of Ashington town centre and its range of local amenities.

The main entrance is situated to the rear of the property and leads into an entrance vestibule with a built-in storage cupboard. From here, there is access to a contemporary bathroom and a modern fitted kitchen, complete with an integrated oven and fridge freezer.

The accommodation continues into a spacious lounge, featuring a modern media wall and generous built-in storage. The property also benefits from a large double bedroom with an internal porch providing direct access to the front garden.

Further benefits include gas central heating via a combination boiler and well-maintained accommodation throughout.

Available immediately. Early viewing is highly recommended.

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: £634.62

Rent: AVAILABLE NOW £550 pcm

Property Type: Lower Flat

USPs: Part furnished

Parking: On Street

Year built: 1920

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

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

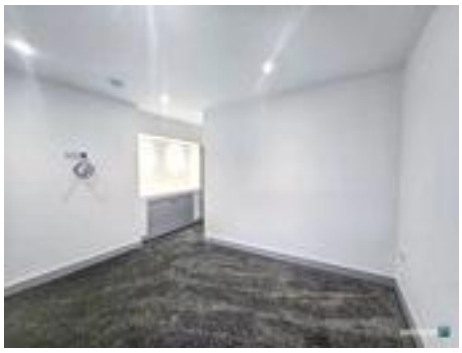
Air conditioning: No

Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

Living Room

Spacious and well-presented lounge featuring modern grey carpeting, recessed ceiling spotlights and a contemporary media wall with feature lighting and fitted storage. The room also benefits from a separate built-in storage cupboard and a double-glazed window with radiator below.



Kitchen

Modern fitted kitchen featuring a range of wall and base units with contrasting work surfaces and tiled splashbacks. Integrated electric oven, hob with extractor hood above and fridge freezer. Black sink with mixer tap, double-glazed window, recessed ceiling spotlights and wood-effect flooring.



Bathroom

Contemporary bathroom featuring fully tiled walls and flooring, fitted bath with black rainfall shower and separate handheld attachment, glass shower screen, vanity wash hand basin with storage beneath and low-level WC. Finished with modern black fittings and contrasting textured feature wall tiles.

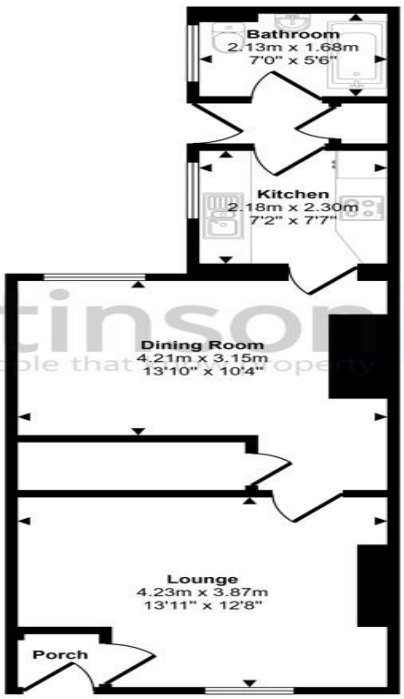


Bedroom 1

Spacious double bedroom, immaculately presented with modern grey carpeting, recessed ceiling spotlights, double-glazed window and radiator below. A door provides access to an internal entrance porch, which leads directly out to the front garden.

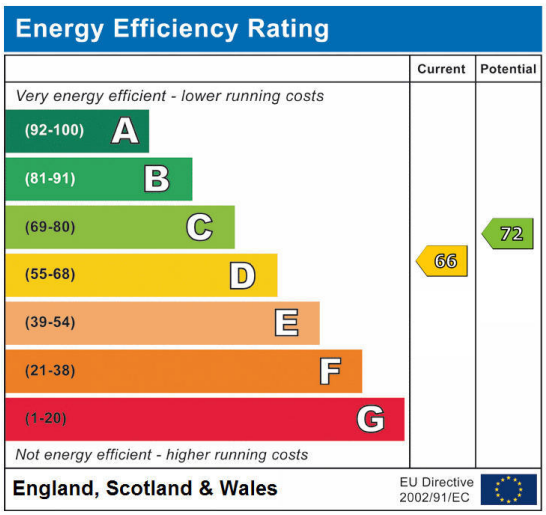


Approx Gross Internal Area
47 sq m / 509 sq ft



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.



Portia Street, Ashington, Ashington, Northumberland, NE63 9DX

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

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