

Claremont North Avenue, Gateshead

£395 pcm



Full Description

New to the market this 1 bedroom lower furnished flat maintains some of its original features including stone fire place, decorative cornice, stripped pine doors and exposed wooden floor boards. On entering the property it has a lovely homely feel, with a hallway has just been painted and has a good amount of storage space and a feature glass pane above the door. Leading off from the hallway is a good sized double bedroom, lounge which has been newly painted, with dining area, kitchen and modern bathroom with white suite and shower over bath. The bedroom has a feature fireplace and two alcoves ideal for housing wardrobes or furniture. Exposed wooden floorboards, decorative cornice and neutral tones. The living room has space for a dining table, there is a feature stone fireplace and a window out to the rear private yard. The shaker style fitted kitchen has tiled splashback, with dark grey work surfaces and flooring. There is a

Features

- *****SPECIAL OFFER***** £175 admin fee if you apply before 15th November
- Maintains Original Features
- Newly painted hallway & lounge
- Modern Fitted Kitchen
- Some stripped floor boards
- Private rear yard with parking
- Combi boiler
- Walking distance from local amenities
- Excellent transport links

double oven, washer and fridge freezer. Natural light is provided by a good sized double glazed window, and the rear door leads out to a private yard where parking is available. The bathroom is a good size with a white suite, shower over the bath and radiator.

The property is within easy reach of transport links making this an ideal property for a couple or single person needing to commute to Newcastle or further afield.

All local amenities within walking distance including Gateshead library and leisure centre.

Tasteful decor throughout, exposed pine doors, double glazing and a combi boiler providing GCH make this property a lovely home.

Our costs are as follows: if you have viewed the property and wish to apply there is a fixed admin fee of £250 (inc vat). On the day that you move in you will need to pay one month's rent and the damage bond. We are members of a client money protection scheme and The Property Ombudsman.

- Council Tax Band A

Contact Us

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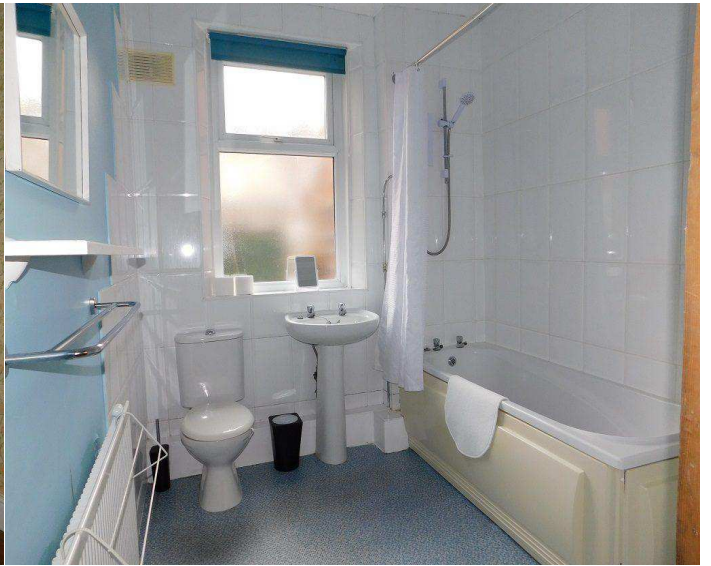
Reception (3.40m x 4.26m)

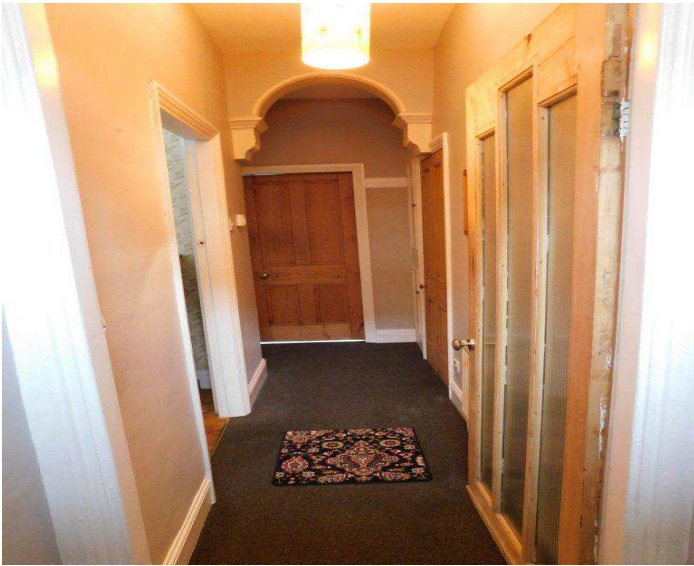
Kitchen (2.63m x 2.65m)

Bedroom (3.67m x 3.79m)

Bathroom (3.39m x 2.30m)







Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		74
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England, Scotland & Wales

EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E	54	
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

England, Scotland & Wales

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Reference:
MNclaremontnorthavenue