





**\*\*AVAILABLE MAY 2024\*\***

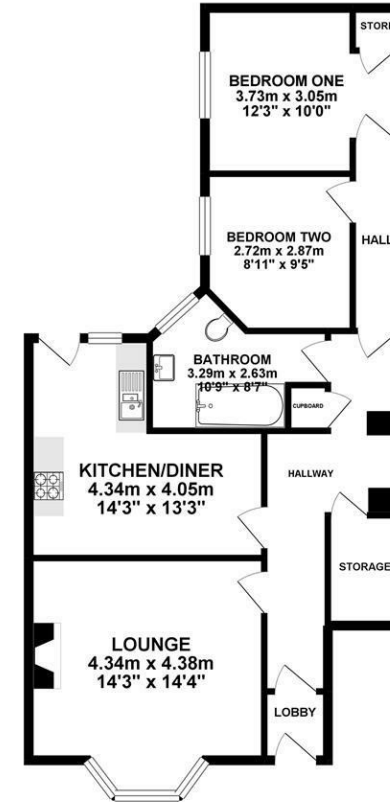
**\*\*FURNISHED\*\* \*\*SIX MONTH TENANCY AVAILABLE\*\*** A spacious ground floor flat located on Albemarle Avenue in High West Jesmond. Larger and with a slightly different layout to the usual 'Tyneside' flat this property boasts two double bedrooms, a large kitchen/ diner, plush bathroom WC and a well kept private yard to the rear.



GROUND FLOOR 73.84 sq. m.  
( 794.84 sq. ft. )

The property briefly comprises an entrance lobby through into hallway; a lounge to the front with bay window and feature fireplace; spacious kitchen/ diner with door out into the private rear yard; plush family bathroom WC central to the property and a spacious hallway cupboard, ideal for storage. The rear hallway provides access to two double bedrooms, the larger of which also with fitted storage cupboard. Very well presented throughout with gas central heating and double glazing, this fantastic property simply demands an early internal inspection!

Available 18th May 2024 | £975pcm |  
Furnished | Spacious Property | Ground Floor Flat | 794 Sq ft (73.8 m<sup>2</sup>) | Two Double Bedrooms | Kitchen/ Diner | Lounge | Family Bathroom WC | Great Location | Private Rear Yard | GCH & DG | 6 Month Tenancy Available | Council Tax Band: B | EPC Rating: D



TOTAL FLOOR AREA: 73.84 sq. m. ( 794.84 sq. ft. ) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used in such for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**£975 PCM**

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