



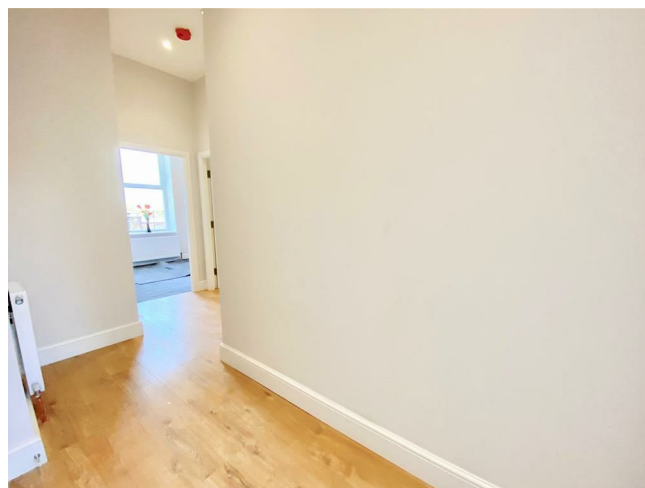
Apartment C, 26 Hawthorn Terrace, Newcastle Upon Tyne, Tyne & Wear, NE4

LD 1  
£750 PCM



## Key features

- CITY CENTRE LOCATION
- TWO BEDROOM APARTMENT
- DESIRABLE LOCATION
- OPEN PLAN LIVING
- WELL PRESENTED FITTED KITCHEN
- MODERN BATHROOM WITH SHOWER
- NEUTRAL DECOR THROUGHOUT
- PARTIAL WOOD FLOORING
- AVAILABLE 17TH MAY
- VIEWING ADVISED



## Description

We welcome to the market this lovely first floor apartment. Located 1.04 miles South West from NEWCASTLE CITY CENTRE. On the FIRST floor of this beautiful converted Victorian Terraced house and finished and decorated to a high standard. The apartment boasts partial wood flooring in the lounge/kitchen area, there is an internal bathroom, two bedrooms with two UPVC windows overlooking the rear elevation. The apartment has UPVC double glazing and central heating. There is a low maintenance maintained garden to the front and parking to the rear. Viewing comes highly advised.

ENTRANCE HALL

LOUNGE

KITCHEN AREA

BATHROOM

BEDROOM ONE

BEDROOM TWO

EXTERNAL

WE REQUIRE

One months rent in advance = £750

One months rent as a damage deposit = £750

To hold this property from other viewings while references are carried out we require one weeks rent as a holding deposit

The particulars on these properties are set out as a general guidance for intended









for tenants contracts The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. Tenants should not rely on them as statements of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Items shown in photographs are NOT included unless specifically mentioned within the particulars. Measurements have been taken using a laser distance meter and may be subject to a margin of error. For further information see the Consumer Protection from Unfair Trading

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>82</b>	<b>82</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

### Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not environmentally friendly - higher CO2 emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

212 High Street  
 Gateshead  
 Tyne And Wear  
 NE8 1AQ  
 0191 500 8 500  
 info@carousestateagents.com  
<https://www.carousestateagents.com>

