



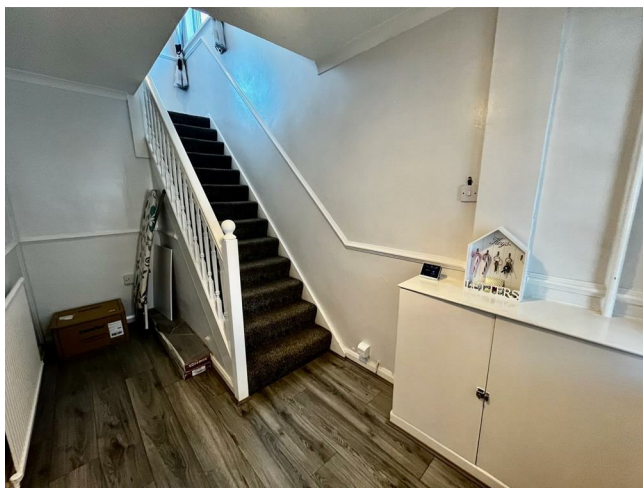
13 Usk Avenue, Jarrow, Tyne & Wear, NE32 4DH

£895 Per Month



Key features

- SEMI DETACHED HOUSE
- PART FURNISHED
- IDEAL FOR A FAMILY
- SPACIOUS PROPERTY
- THREE GOOD SIZE BEDROOMS
- CONSERVATORY
- LOW MAINTENANCE THEMED GARDENS
- SPACIOUS KITCHEN DINER
- BATHROOM WITH SHOWER
- AVAILABLE NOW



Description

Welcome to this charming semi-detached house located on Usk Avenue in the lovely town of Jarrow. This property boasts a warm and inviting atmosphere with its one reception room, three cosy bedrooms, and a well-appointed bathroom.

A delightful conservatory that floods the space with natural light, creating a perfect spot for relaxation or entertaining guests. The house comes part furnished, making it convenient for those looking to move in without the hassle of furnishing the entire property.

One of the highlights of this home is its low maintenance gardens, ideal for those with a busy lifestyle who still want to enjoy outdoor space. Whether you have a green thumb or simply enjoy al fresco dining, the garden offers a tranquil retreat right at your doorstep.

With three bedrooms, this property provides ample space for a growing family or those in need of a home office or guest room. Each room is thoughtfully designed to maximise comfort and functionality, ensuring that every member of the household has their own private sanctuary.

Don't miss the opportunity to make this charming house on Usk Avenue your new home. Book a viewing today and discover the endless possibilities this property has to offer.



ENTRANCE

12'8 x 6'5

LOUNGE

12'5 x 12'4

DINING AREA

BREAKFASTING KITCHEN

19'5 x 10

CONSERVATORY

15'1 x 9'1

FIRST FLOOR LANDING

BEDROOM ONE

12'7 x 11'3

BEDROOM TWO

11 x 8'11

BEDROOM THREE

9'5 x 7'6







BATHROOM

8'3 x 5'5

EXTERNAL

DISCLAIMER LETTINGS

WE REQUIRE


One month's rent in advance = £895

One month's rent as a damage deposit = £895


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) A		
(81-91) B		83
(69-80) C		
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

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

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