





- Ground Floor Flat
- Available 9th August
- Furnished
- Two Bedrooms
- Private Gardens
- Sought After Location
- Council Tax Band *A*
- MUST BE VIEWED
- Call For More Information





** Video Tour on our YouTube Channel | <https://youtu.be/GMtxS2y9fOw> **

AVAILABLE 9th AUGUST | FURNISHED | TWO BEDROOMS

Welcome to Tennyson Green, Kenton, Newcastle Upon Tyne - a charming location that could be the setting for your new home! This delightful house is available from the 9th of August, offering you a cozy and inviting space to call your own.

Situated on the ground floor, this furnished property boasts a private garden, perfect for enjoying a cup of tea on a sunny afternoon or hosting a barbecue with friends and family.

Imagine coming home to this lovely house after a long day, stepping into a welcoming living space that you can make your own. With the convenience of being furnished, you can move in hassle-free and start enjoying all that this property has to offer from day one.

Don't miss out on the opportunity to make this house your home. Contact us today to arrange a viewing and take the first step towards living in this wonderful property in Tennyson Green.

For more information and to book a viewing please call 0191 236 2070.

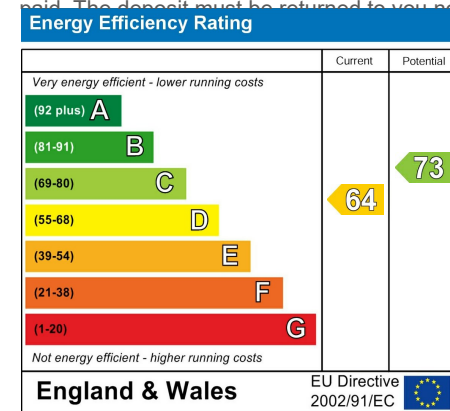
Council Tax band *A*



Should you decide to rent a property, a completed Rental Application Form is required for each adult proposing to rent the property, along with 2 forms of identification, including verification of your Right To Rent in the United Kingdom and a **Holding Deposit Fee equivalent of one week's rent rounded down to the nearest £5.00**. This Holding Deposit will be off-set against the first month's rental payment received.

The Holding Deposit is non-refundable should you fail the Right To Rent checks, you provide misleading information, you withdraw from the property or you fail to take reasonable steps to enter into a tenancy within the agreed timescale. The Holding Deposit does not constitute the offer of acceptance of a tenancy until such time as successful referencing is completed and the Tenancy Agreement is signed and executed by both parties. We will liaise with you to agree on a start date for the tenancy.

Schedule 2 of the Tenant Fees Act 2019 – Treatment of the Holding Deposit – governs how we deal with the Holding Deposit. This Schedule applies where a Holding Deposit is paid to either a Landlord or Letting Agent in respect of a proposed tenancy of housing in England. In this Schedule, 'the deadline for agreement' means the fifteenth day of the period beginning with the day on which the Landlord or Letting Agent receives the Holding Deposit. Unless both parties agree otherwise, this Holding Deposit must be returned to you if it is decided by the Landlord or Letting Agent not to proceed with the tenancy after a Holding Deposit has been paid. The deposit must be returned to you no later than 7 days after a decision is made not to



The difference between house and home

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