



9 Cornforth Close (E)

Wardley
Gateshead
NE10 8SN

£825 pcm

End of Terrace House
Three Bedrooms
Available Early October 2024
Recently Refurbished Throughout
Ideal Family Home
Popular Location
Early Viewing Highly Recommended



Safe and Secure welcome to the rental market this three bedroom end terraced house, available early October 2024 on an unfurnished basis. Situated on Cornforth Close, Leam Lane, the spacious property would make an excellent family home. Modern and immaculate throughout the property boasts a new kitchen and bathroom as well as a garage to the rear.

Briefly comprising of: an entrance hall, lounge, kitchen, three spacious bedrooms, family bathroom, garden to front, yard to rear and single garage.

If you are interested please give our office a call on 0191 385 4477.

ENTRANCE HALL

Double glazed entrance door, staircase to first floor and radiator.

LOUNGE

11' 3" x 17' 2" (3.43m x 5.25m) Double glazed window to front, understairs storage cupboard, radiator and television point.

KITCHEN

14' 6" x 8' 0" (4.42m x 2.45m) Tiled walls, fitted wall and base units, work surfaces, single bowl sink and drainer unit, integrated electric oven, integrated electric hob, extractor, space for washing machine, combination boiler, radiator, double glazed window to rear and double glazed door to rear.



FIRST FLOOR LANDING

Access to loft space and dado rail.

MASTER BEDROOM

8' 2" x 9' 11" (2.50m x 3.04m) Double glazed window to rear and radiator.

BEDROOM 2

8' 2" x 15' 7" (2.50m x 4.76m) Double glazed window to front, television point and radiator.

BEDROOM 3

5' 11" x 9' 11" (1.82m x 3.04m) Double glazed window to front, fitted wardrobes and radiator.

BATHROOM

Tiled walls, white three piece suite comprising of panelled bath with shower over, pedestal wash hand basin, low level WC, radiator, extractor fan and double glazed window to rear.

FRONT GARDEN

Mainly paved.

REAR YARD

Mainly paved area enclosed by walled boundaries with gated access.

GARAGE

8' 9" x 16' 11" (2.67m x 5.16m) Detached garage with up and over door.



Local Authority
Council Tax Band
EPC Rating

D



Houghton Le Spring
24-25 Westbourne Terrace
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.