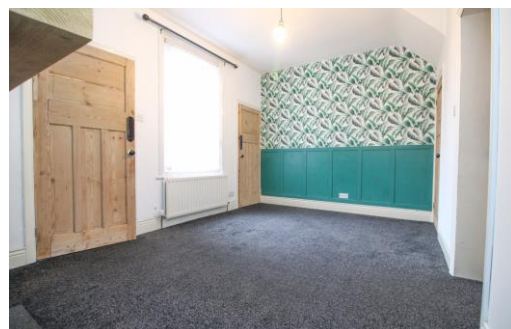




Clifford Street, Blaydon, Tyne And Wear, NE21 4AL

*****AVAILABLE NOW***** This two bedroom stone mid terrace on Clifford Street, would suit a wide range of tenants looking to make Blaydon home! The property comprises of entrance hallway, lounge, dining room and kitchen to the ground floor. To the first floor there are two bedrooms as well as a white suite family bathroom. Externally there is an enclosed yard to the rear, with parking available on street to the front. Viewing highly recommended to avoid missing out on this lovely home close to local amenities and travel links. Available on an unfurnished basis. EPC Rating D.



*****AVAILABLE NOW*****

Holding Deposit £167

Stone Mid Terrace

On Street Parking

Two Bedrooms

EPC Rating D

Monthly Rental Of £725

Lounge 16' 0" x 12' 2" (4.88m x 3.72m) Max

Dining Room 13' 7" x 10' 5" (4.15m x 3.18m)
Benefits from two spacious storage cupboards.

Kitchen 10' 3" x 7' 3" (3.13m x 2.22m)
Fitted with a range of wall and base units for storage along with integrated fridge/freezer and oven/hob.

Bedroom 1 15' 9" x 12' 6" (4.80m x 3.82m)
Features lovely accessory fireplace.

Bedroom 2 10' 10" x 10' 4" (3.29m x 3.16m) Max
With a corridor cupboard outside for storage and a lovely accessory fireplace.

Bathroom 7' 1" x 5' 1" (2.17m x 1.56m) Max
Features a white suite bath with overhead shower, W/C and wash basin.

Externally
To the front of the property there is on street parking, to the rear a small easy to look after enclosed yard.

Additional Information
The bond charged will be £725.00 along with the first months rent of £725.00 (holding deposit of £167.00 charged when application has been processed will be deducted from this total)
The minimum rental term will be 6 months. This property is in Council tax Band A. EPC Rating D.

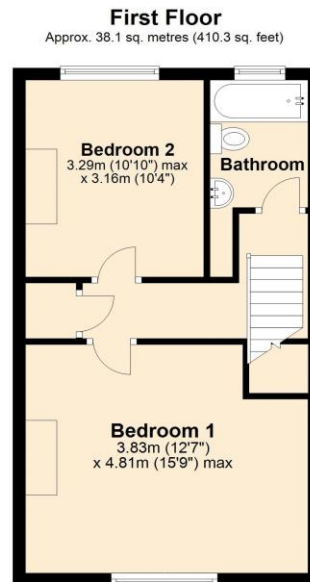
Holding Deposit
This holding deposit secures the property for you while we conduct your reference checks and goes towards your first months rent prior to move in. It is not an additional fee.

EPC Graph (full EPC available on request)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		



Floorplan



Total area: approx. 83.1 sq. metres (894.1 sq. feet)

For more information please call **0191 414 1200** or email **info@livinglocalhomes.co.uk**

WE WIN AWARDS year-after-year and are currently ranked in the top 5% for lettings in the country!

Lorraine Valuer & Negotiator

Emma Owner & Managing Director

Laura
Sales & Lettings Negotiator

Brooke
Lettings
Co-ordinator

Louise
Sales & Lettings Negotiator



facebook

PRS
Property
Redress
Scheme

rightmove

onTheMarket.com

Zoopla.co.uk

PrimeLocation.com

firstmortgage.co.uk®

