



Middleham Close

Chester Le Street DH2 1TA

£625 Per Calendar Month



Venture
PROPERTIES



This footer paragraph is an example only and should not be relied upon as complying with current legislation. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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Middleham Close

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- First Floor Flat
- EPC Rating C

- Quiet Area

- Garage on Block

To Rent - a spacious Two Bedroom First Floor Flat.

Property briefly comprises of Living/Dining/Kitchen area, One Double Bedroom and One single bedroom, Bathroom/WC. The property has UPVC Double Glazing throughout and a combi boiler.

Externally the property has a lawned garden to the front and communal parking nearby.

Garage on block.

Situated in the popular residential area of Ouston the property offers excellent road links and is close local amenities and schools.

Viewings essential!

Please note - some walls have been decorated since photos were taken.

Council Tax Band - A
Energy Performance Rating - C

Rent - £625 PCM
Bond - £721.15
Holding Deposit - £144.23

Entrance Porch

Via UPVC external door - stairs leading to first floor.

Living Room

15'8" x 11'6" (4.80m x 3.53m)

Large living room with UPVC double glazed window, radiator, neutral painted walls and ceiling, beige patterned carpet and storage cupboard.

Kitchen

8'9" x 6'11" (2.67m x 2.13m)

Modern fitted kitchen in cream with wall and base units and contrasting work tops with tiled floor - Integrated microwave, oven and electric hob, overhead stainless steel extractor hood, stainless steel sink with drainer.

Bedroom One

12'11" x 10'5" max (3.94m x 3.20m max)

Spacious double bedroom with neutral painted walls and ceilings, carpet, UPVC double glazed window, radiator and built in wardrobes.

Bedroom Two

9'8" x 9'6" max (2.97m x 2.90m max)

Modest single bedroom with neutral painted walls and ceilings, carpet, UPVC double glazed window, radiator and built in storage.

Bathroom

Modern bathroom with fully tiled walls and floor with plastic clad ceiling. Cream heated towel rail, white bathroom suite with pedestal sink, panel bath, shower over bath, glass shower screen, white toilet, mirrored bathroom cabinet above sink.

Garden

Lawned garden to the front of the property.

Deposit and Holding Deposit

Holding Deposit And Deposit - All of our rental properties require a Holding Deposit equivalent to 1 week's rent. The Tenant is entitled for this Holding Deposit to be repaid within 15 calendar days of their application proceeding. However, in most cases we hope to repay this to the Tenant on the day you move

in and this will be deducted from your first month's rent. This will need to be agreed with the Tenant during the application process.

You will lose your Holding Deposit if any of the following occurs:

- 1.You give us false or misleading information. For example, incorrect salary/income details or you fail to tell us about a CCJ.
- 2.You fail a Right to Rent check and are not eligible to reside in the UK.
- 3.You withdraw your application.
- 4.You drag your feet during the application process.

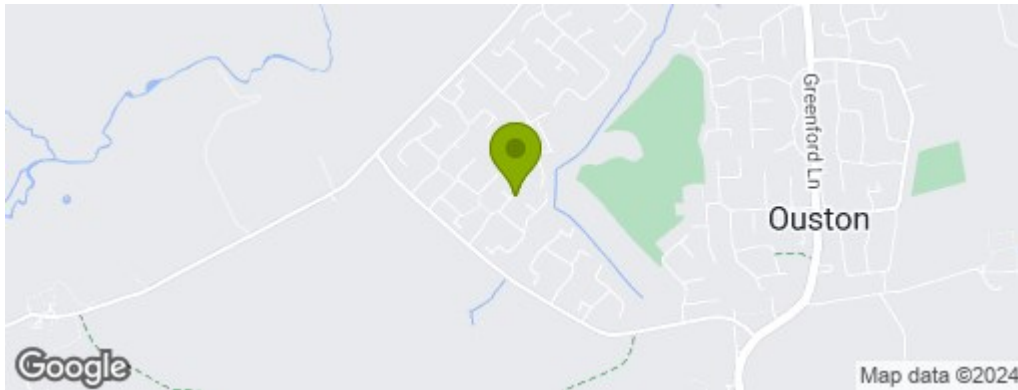
Reposit - Rent Without a Deposit

This property is available to tenants using an alternative to the traditional deposit (bond) of 5 weeks' rent.

Using Reposit, tenants are only required to pay the equivalent of 1 week's rent as an alternative to paying the traditional deposit of 5 weeks' rent. There is no need to pay a deposit or bond. This is a one-off, non-refundable payment.

Please note that just like a traditional deposit, you are still liable for any valid, end of tenancy charges. The difference with Reposit is that you keep control of your money and only pay these if they actually occur at the end of your tenancy, rather than paying at the start.

All of our rental properties will require a deposit, payable on the day you move in, equivalent to 5 weeks' rent.



Property Information

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