

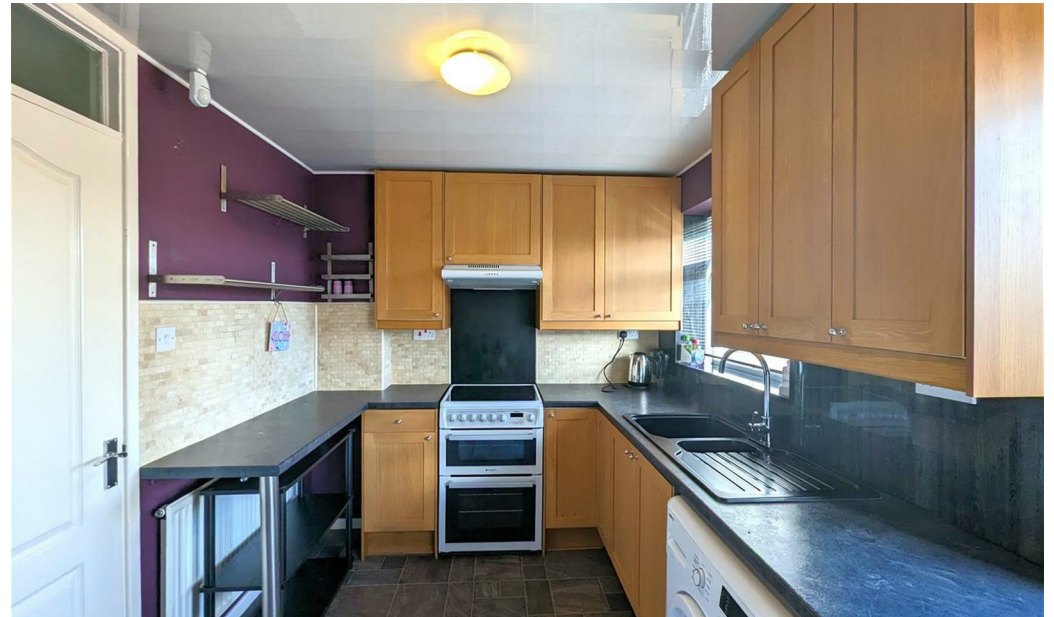


## Netherton Close

Chester Le Street DH2 3SP

£675 Per Calendar Month





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# Netherton Close

Chester Le Street DH2 3SP



- 2 Bedroom Property
- Enclosed Rear Garden

- Mid Link
- Available April 2023

- Close to Local Schools
- Close to Woodland Walks

To Let - a well presented, two bedroom mid-link in Waldrige Park, Chester-Le-Street. This property briefly comprises of entrance porch, lounge and dining area, kitchen, two ample bedrooms and bathroom.

The front of the property has an open garden and to the rear is a good sized fenced garden.

The home is located conveniently close to local secondary schools, local shops and woodland walks.

Viewings are essential!

Available - End of May 2024

Council Tax Band - A  
Energy Performance Rating - C

Rent - £675  
Holding Deposit - £155.76 (this will be deducted from your first months rent)  
Bond - £778.84 (equivalent to 5 weeks rent)

## Entrance Porch

Entered via secure UPVC double glazed external door, with storage cupboard, access to lounge.

## Living Room/Dining Room

11'8" x 20'5" (3.57 x 6.23)  
With UPVC double glazed window, carpet flooring, electric feature fire place, stairs to first floor.

## Kitchen

7'6" x 11'5" (2.3 x 3.5)  
Fitted kitchen with a range of wall and base units, free standing electric oven/hob, sink with drainer, boiler.

## Bedroom One

10'1" x 9'6" (3.09 x 2.91)  
With UPVC double glazed window, radiator, carpet flooring, built-in wardrobes and storage cupboard.

## Bedroom Two

9'8" x 8'10" (2.97 x 2.7)  
With UPVC double glazed window, radiator, carpet flooring, built-in sliding wardrobes.

## Bathroom

White suite comprising of pedestal sink, low level toilet and shower over bath. Radiator, towel rail and built in storage.

## Rear Garden

A good sized, fenced rear garden with decking area.

## Externally

To the front of the property, there is an open, gravelled garden overlooking green area.

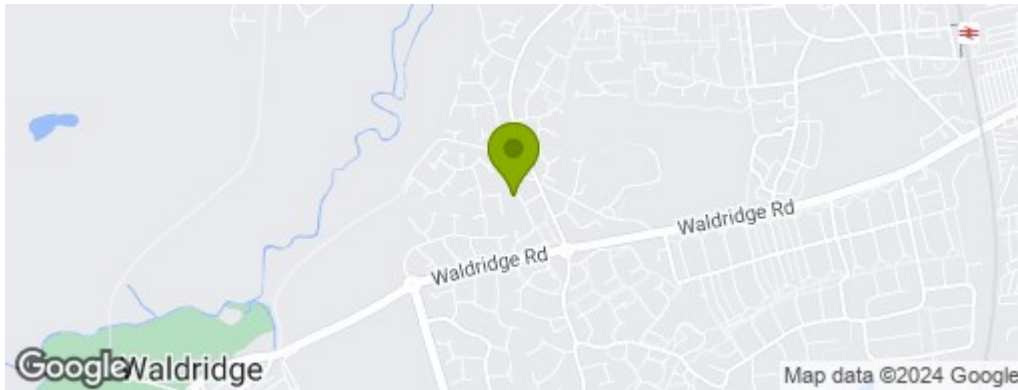
## Deposit and Holding Deposit

Holding 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.

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 fail to take steps to enter into the tenancy by taking an unreasonable amount of time to complete and submit your application form, failing to provide necessary ID and accompanying documents within a reasonable amount of time or being unable to provide a definitive move in date.\*

\*Please be aware that all of the above is also relevant to any guarantor applications that may support your tenancy.



## Property Information

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