



**Pine Street**

Stanley DH9 7BB

**£525 Per Calendar Month**







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 firms employment has the authority to make or give any representation or warranty in respect of the property.



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# Pine Street

Stanley DH9 7BB



- 2 Bedroom mid terrace
- Large living room

- Brand new fitted kitchen
- 2 large bedrooms

- New intergrated oven and hob
- Walking distance to town centre and local amenities

This spacious property boasts a large living area, perfect for spending time with family or entertaining guests and two generous sized bedrooms. A brand new modern stylish kitchen has been fitted with a intergrated oven and hob and the bathroom has been refurbished with a enclosed shower.

Externally there is a low maintenance yard to the rear and on street parking to the front of the property.

The property is within walking distance to all local amenities and the town centre. The area has bus transport to all neighbouring towns including Durham, Consett, Chester le Street and Newcastle.

Rent £525  
Holding £121.15  
Deposit £605.76

Council band - A  
EPC - TBC

**Living Room**  
15'10" x 16'2" (4.84 x 4.93)

**Kitchen**  
10'5" x 7'0" (3.19 x 2.14)

**Bedroom**  
16'6" x 9'9" (5.05 x 2.99)

**Bedroom 2**  
12'1" x 7'6" (3.70 x 2.31)

**Bathroom**  
8'0" x 4'6" (2.45 x 1.38)

**Entrance**  
5'7" x 3'10" (1.71 x 1.17)

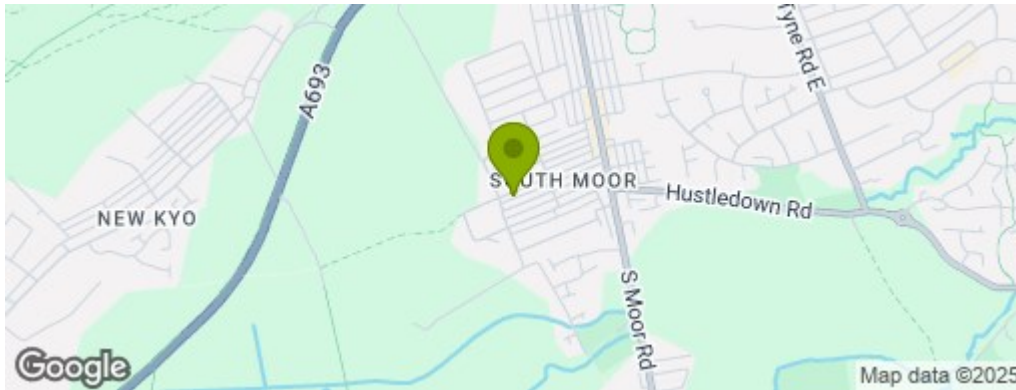
**Passage way**  
13'6" x 4'3" (4.13 x 1.30)

**Rear yard**

**Holding fee and 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.

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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