



19 Windmill Way, Gateshead, NE8 1PJ

£1,000 Per Calendar Month

*** AVAILABLE IMMEDIATELY *** on an unfurnished basis is this spacious three-bedroom end terrace house located on Windmill Way. The location is convenient for access to Gateshead Interchange Metro Station, to the A1 motorway and to Newcastle City Centre. Upon entering, you are welcomed by a spacious entrance hallway that leads to a generous lounge, perfect for relaxation and entertaining. The lounge features doors that open into a bright conservatory, providing a lovely space to enjoy the garden views throughout the seasons. A spacious breakfasting kitchen is conveniently located off the hallway, alongside a practical ground floor W.C., enhancing the functionality of the home. Ascending to the first floor, you will find three comfortable bedrooms, each offering ample space for personalisation. The family bathroom, complete with W.C., serves the upper level, ensuring convenience for all residents. Heating is provided via gas central heating and the property has UPVC windows/doors throughout. Externally, the property boasts a garden to the rear, and a driveway at the front provides off-street parking. With its spacious layout and prime location, early viewings are highly recommended to avoid disappointment.

Entrance Hallway

With stairs leading to the first floor, downstairs WC, lounge and a handy storage cupboard.

Ground Floor WC

Fitted with a low level WC and wash hand basin.

Kitchen

Fitted with a range of wall and base units, a freestanding oven with hob to the top, UPVC window overlooking the front aspect and a gas central heating radiator.

Lounge

Spacious lounge with feature fireplace and surround, a gas central heating radiator and patio doors leading to the conservatory.

Conservatory

Bright and airy conservatory with access to the rear garden.

First Floor Landing

Main Bedroom

Large main bedroom with the added benefit of built in wardrobes, a UPVC window and a gas central heating radiator.

Bedroom Two

Bright and airy second bedroom with a gas central heating radiator and UPVC window.

Bedroom Three

Good sized third bedroom with a UPVC window and a gas central heating radiator.

Bathroom

Fitted with a low level WC, wash hand basin and a bath with shower over.

External Areas

There is ample off-street parking to the front and a low maintenance garden to the rear.

Agent Note

Holding Deposit:

To hold this property from other viewings while references are carried out we take one weeks rent as a holding deposit which is off-set against the first months rent. This one weeks rent will be taken to secure the property and will be held for 15 calendar days (unless otherwise expressly agreed) in order to complete all tenancy documents. This amount will be attributed to the first month's rent following the execution of all tenancy documents within the 15 calendar days of receipt of the holding deposit. This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 Calendar days

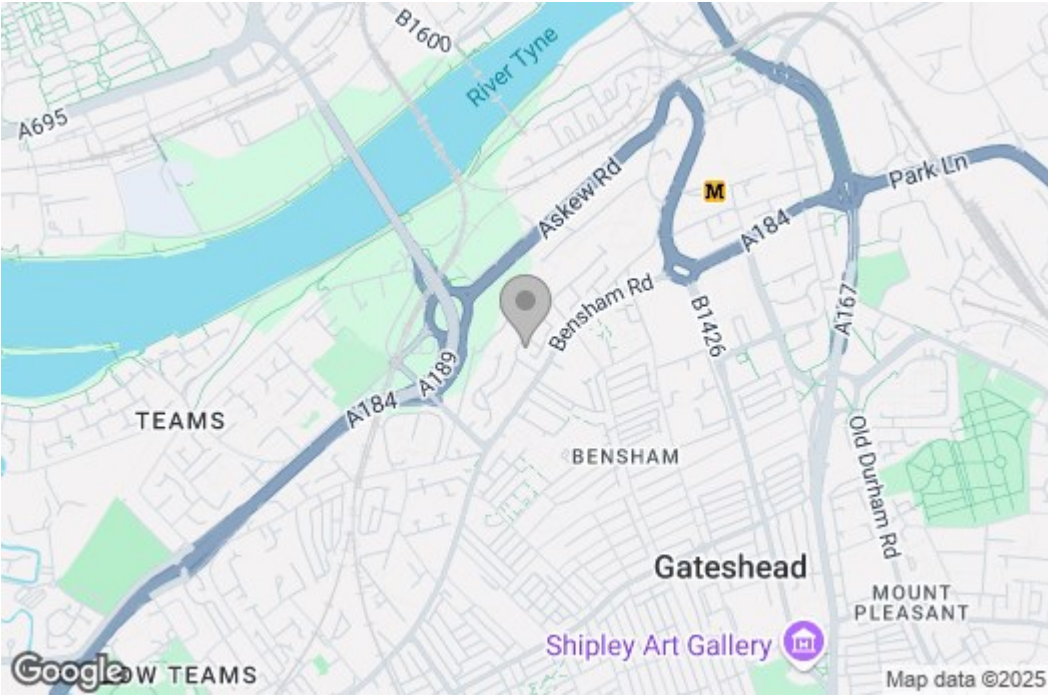
Upfront Costs:

1 Months rent upfront

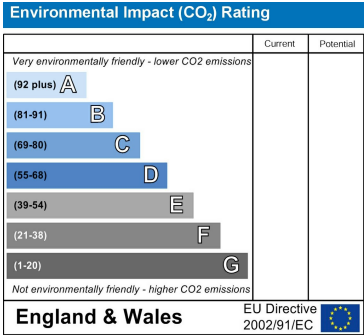
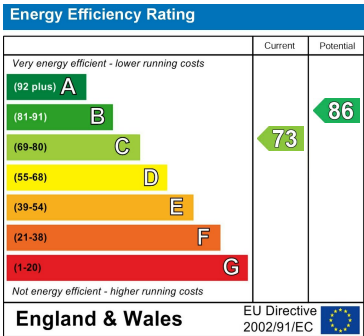
1 Months rent amount as a damage deposit to be held in a Government approved deposit scheme

Floor Plan

Area Map



Energy Efficiency Graph



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, purchaser 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 an representation or warranty in respect of the property.