

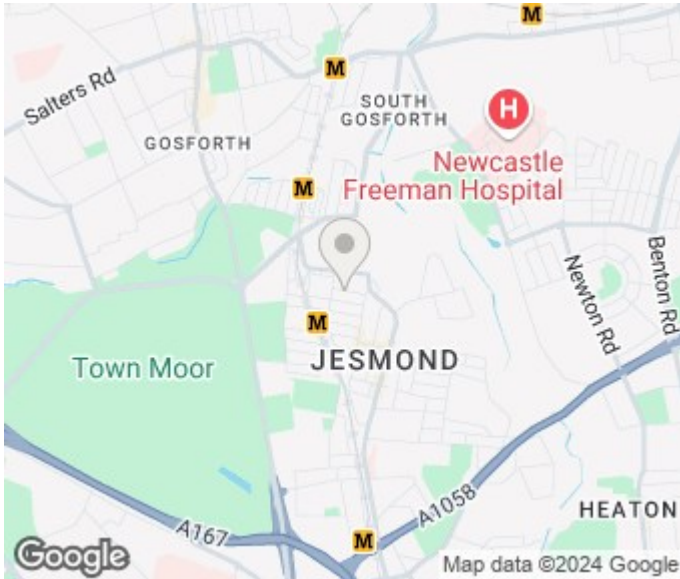


**56 HAZELWOOD AVENUE**  
**NEWCASTLE UPON TYNE, NE2 3HX**

**£1,430 PCM**

Superb New Ultra Modern 2 bed Apartment in the heart of Jesmond recently undergone complete full high quality renovation. Private outside yard at the rear. Less than 5 mins walk to West Jesmond Metro Station, Bars and Restaurants on Osborne Road. This property will suit Students and Professionals. This Property is of outstanding quality and is highly recommended

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	65	75
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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