

RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

41 WILLOW CLOSE ALLERY BANKS MORPETH NORTHUMBERLAND NE61 1XG



PROPERTY TO LET

- 'Gemini' Style Property
- Livingroom
- Night Storage Heating
- Communal Parking
- One Bedroom
- Open Plan Kitchen
- Double Glazing
- Available October 2025

£600 PCM (exclusive)

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We are pleased to offer, on an Assured Shorthold Tenancy basis, this well appointed one bedroom 'Gemini' style property ideally suited for a professional single person. The property is conveniently located for Morpeth train station and is approximately one mile from Morpeth town centre and all amenities. Early viewing is recommended.

ACCOMMODATION

FIRST FLOOR

BALCONY BEDROOM

10'10" x 9'2" (3.30 x 2.80)

Access to roof void. Velux double glazed window. Built in bedroom furniture. One electric radiator.



GROUND FLOOR

ENTRANCE LOBBY

UPVC door.

LIVINGROOM AND STAIRS

13'0" x 13'9" (3.96 x 4.18)

Two night storage heaters. UPVC double glazed window. Telephone point. Television aerial point. Panelled door.



OPEN PLAN KITCHEN

7'3" x 7'5" (2.21 x 2.27)

Range of timber fronted wall and floor storage units. Stainless steel single drainer sink unit. Electric cooker. Plumbing for automatic washing machine. One electric bar heater.



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BATHROOM

White suite comprising; Panelled bath with electric shower over. Pedestal wash hand basin. Panelled door.



SEPARATE W.C

Extractor fan. Low level w.c. Panelled door.

EXTERNAL ACCOMMODATION

Small gravelled area to the front.

Communal parking.

LANDLORD SPECIFICATIONS

The Landlord has the following specifications:

No applicants in receipt of Houseing Benefit/DSS

No Pets

No Smokers

No Children

RENT & TERMS

£600.00 per calendar month exclusive.

Please note that the Tenant(s) is/are to responsible for all utilities and services including Council Tax. A minimum of twelve months Assured Shorthold Tenancy.

The Tenant will be required to pay the following sum of money PRIOR TO THE COMMENCEMENT OF THE TENANCY:

£600.00 Security Deposit

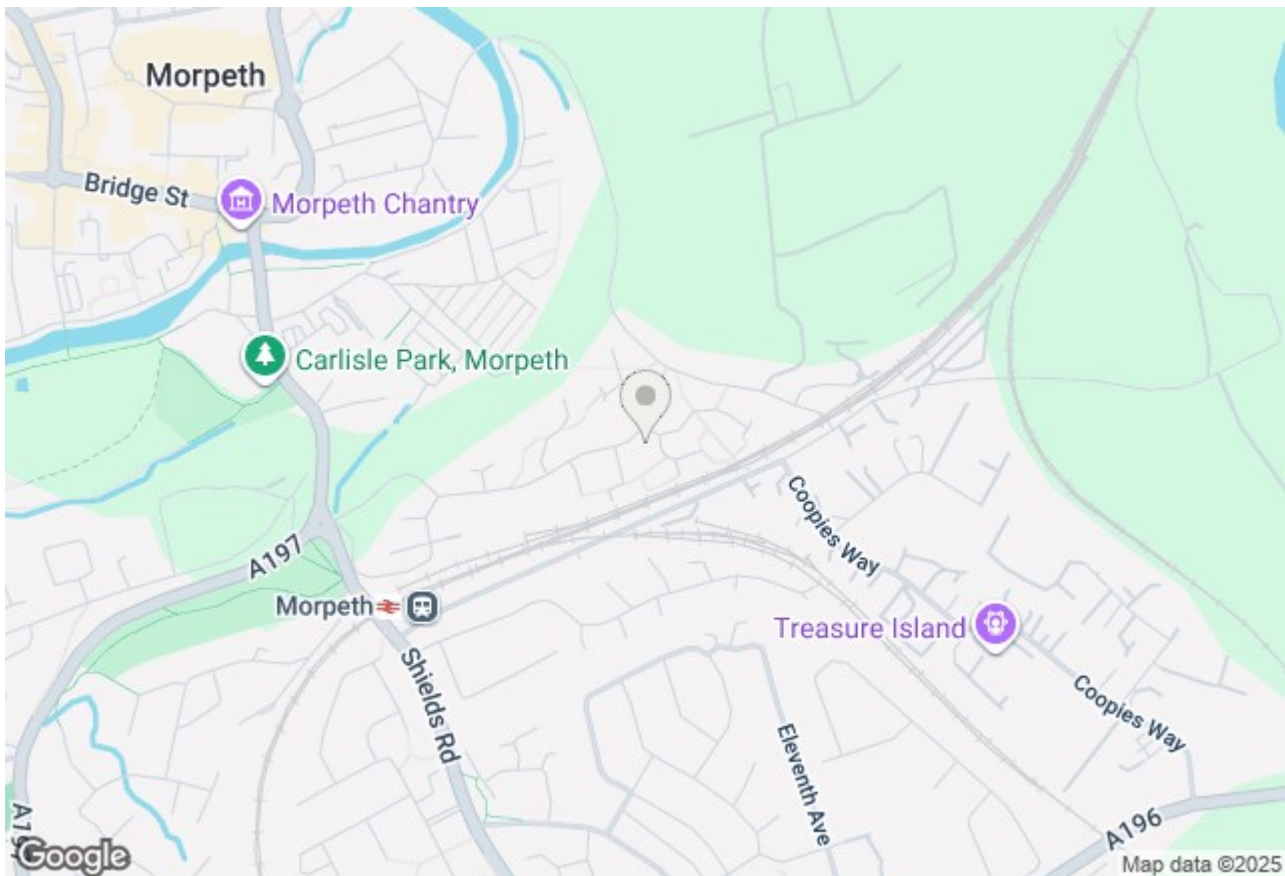
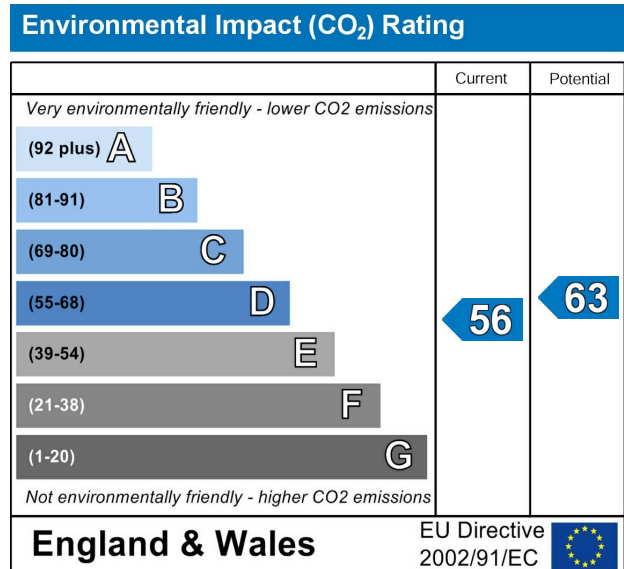
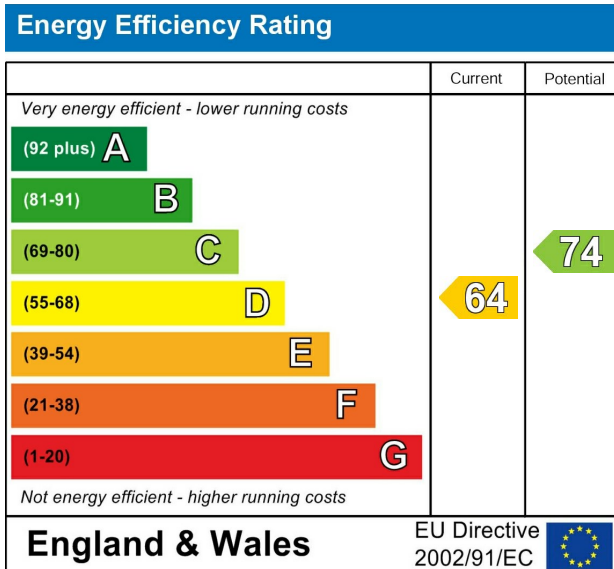
£600.00 One months rent due in advance

DEPOSIT INFORMATION

In accordance with the Housing Act 2004 Tenancy Deposit Protection Law (implemented 6 April 2007), security deposits paid by Tenants must be protected by a Tenancy Deposit Protection Scheme. As such, we advise that Rickard Chartered Surveyors are a member of the Tenancy Deposit Scheme administered by The Deposit Protection Service. Further details regarding their code of practice, terms and conditions can be obtained by telephoning The Deposit Protection Service on 0330 303 0030 or accessing their web site at www.depositprotection.com

RENTAL: VIEWING ARRANGEMENTS

Strictly by appointment through our Rental Department: (01670) 513533 - option 2



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