


SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





 Newington Drive, North Shields NE29 9JA

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**£895 Per Calendar
Month**

Nestled within the sought-after locale of North Shields, this charming two-bedroom property boasts an enviable location just a short walk away from numerous picturesque beach's. Enjoy leisurely coastal walks along the seaside, all while being within easy reach of a plethora of superb local amenities. These include highly-rated schools, a diverse array of shops and supermarkets, as well as robust road and transport connections tailored for the convenience of daily commuters. The property is offered on an unfurnished basis, with an integrated oven, hob, washing machine with dryer function, and dishwasher.

Available now
Tenancy Term: 12 months
Council tax band: B
£895 PCM

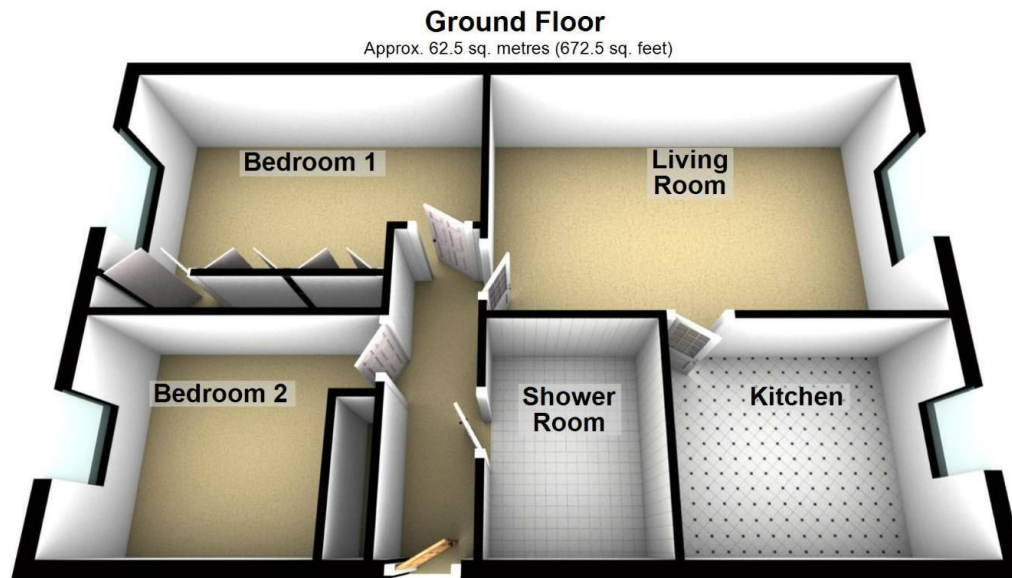
TENANCY APPLICATION FEES:

To apply for a tenancy on this property, a refundable holding deposit of a week's rent is required. A tenancy damage deposit for the property is compulsory and is to be paid 48 hours before the tenancy commences, along with the first months rent payment. The tenancy deposit is equivalent to one months rent. An additional tenancy deposit amount may be requested in certain circumstances.
(All photographs are professional, encrypted and copyrighted)



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



Total area: approx. 62.5 sq. metres (672.5 sq. feet)

Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.
Plan produced using PlanUp.

Measurements:

Living Room
17'10" x 11'0"


Kitchen
10'11" x 8'9"

Bedroom One
15'1" x 10'10"

Bedroom Two
11'3" x 8'11"

Shower Room
8'9" x 6'7"

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	79	79
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	





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LAW

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