


SIGNATURE

NORTH EAST

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





 Victoria Street, Crawcrook NE40 4NH

Victoria Street, Crawcrook NE40 4NH

£675 Per Calendar Month

Signature welcome to the rental market this well presented two-bedroom house nestled on Victoria Street, Crawcrook. This property features a generously sized lounge, bathed in natural light which seamlessly connects to a well-appointed kitchen. The kitchen boasts an abundance of storage, including base units and overhead cabinets, as well as the added convenience of an integrated oven and hob. Upstairs, there are two neutrally decorated double bedrooms, and the family bathroom is equipped with a toilet, basin, and a shower over bath for convenience. Step outside, and you'll discover a charming small garden at the rear of the property, providing a tranquil outdoor space to enjoy.

This property offers a charming blend of rural tranquility and easy access to urban conveniences. Nestled in the scenic village of Crawcrook, it provides a peaceful environment with beautiful countryside views and green spaces perfect for outdoor activities. Despite its serene atmosphere, the area is well-connected with excellent transport links to nearby Newcastle and Gateshead, making it ideal for commuters seeking a quiet lifestyle without sacrificing city access.

Available November 2024
Tenancy Term: 12 months +
Council Tax Band: A
£700 PCM

TENANCY APPLICATION FEES:

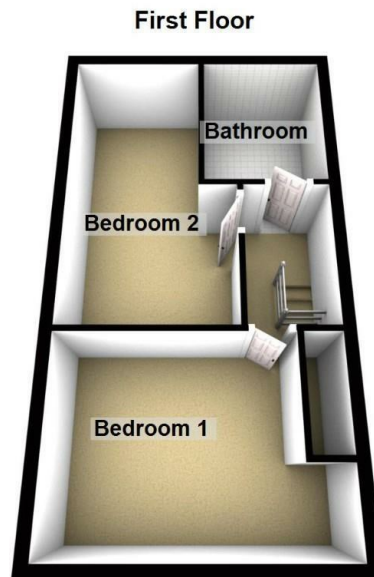
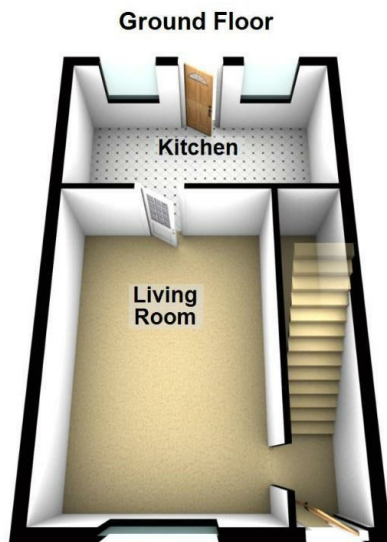
To apply for a tenancy on this property, a refundable holding deposit of a week's rent is required. A tenancy damage deposit for the property is compulsory and is to be paid 48 hours before the tenancy commences, along with the first months rent payment.

The tenancy deposit is equivalent to 5 week's rent. An additional tenancy deposit amount may be requested in certain circumstances.



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

PROPERTY FLOORPLAN



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
16'4" x 13'2"


KITCHEN
14'8" x 7'10"

BEDROOM ONE
16'4" x 10'0"

BEDROOM TWO
16'4" x 9'3"

BATHROOM
8'0" x 6'9"

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		85
(69-80) C	67	
(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 	





More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News