



## Sanderson Villas

St. James' Village, Gateshead, NE8 3DD

£1,000 Per Calendar Month



Welcome to this charming apartment located in the desirable Sanderson Villas, Gateshead. This delightful property offers a comfortable living space, perfect for individuals or small families seeking a modern home in a vibrant area.

Spanning an impressive 614 square feet, the apartment features a well-proportioned reception room that provides an inviting atmosphere for relaxation and entertaining guests. The two bedrooms are thoughtfully designed, offering ample space for rest and personalisation. The bathroom is conveniently located, ensuring ease of access for all residents.

Situated in a lively neighbourhood, this apartment benefits from excellent local amenities, including shops, parks, and transport links, making it an ideal choice for those who appreciate both convenience and community.

This property presents a wonderful opportunity for anyone looking to settle in Gateshead, combining comfort, style, and practicality. Do not miss the chance to make this lovely apartment your new home.



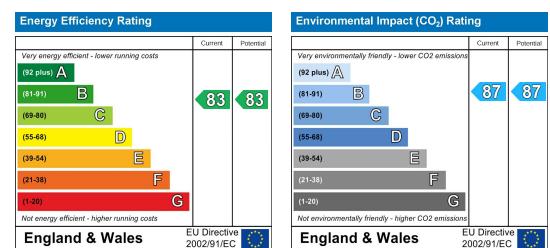
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.