



9 Moorside Court, Newcastle Upon Tyne, NE5 3AN

£650 Per Calendar Month

***** AVAILABLE IMMEDIATELY ***** is this one bedroom, ground floor flat situated on the popular Moorside Court in Fenham. The location is convenient for access to local amenities, on a bus route also with easy access to the A1 motorway and to Newcastle City Centre. Offered to let on a part furnished basis. Early viewing is highly recommended to avoid disappointment.

Communal Entrance

With keypad and telephone entry system.

Lounge

Bright and airy lounge with large UPVC windows overlooking the front aspect, free standing fridge freezer and electric wall heater.

Kitchen

Fitted with a range of wall and base units, extractor fan, freestanding oven and washing machine.

Bedroom

With built in storage cupboards and electric wall heater.

Bathroom

Fitted with a WC, hand basin and electric shower. The bath is not in use.

Externals

Communal lawned area to the front and on-street parking.

Agent Note

Holding Deposit:

To hold this property from other viewings while references are carried out we take one weeks rent as a holding deposit which is off-set against the first months rent. This one weeks rent will be taken to secure the property and will be held for 15 calendar days (unless otherwise expressly agreed) in order to complete all tenancy documents. This amount will be attributed to the first month's rent following the execution of all tenancy documents within the 15 calendar days of receipt of the holding deposit. This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 Calendar days

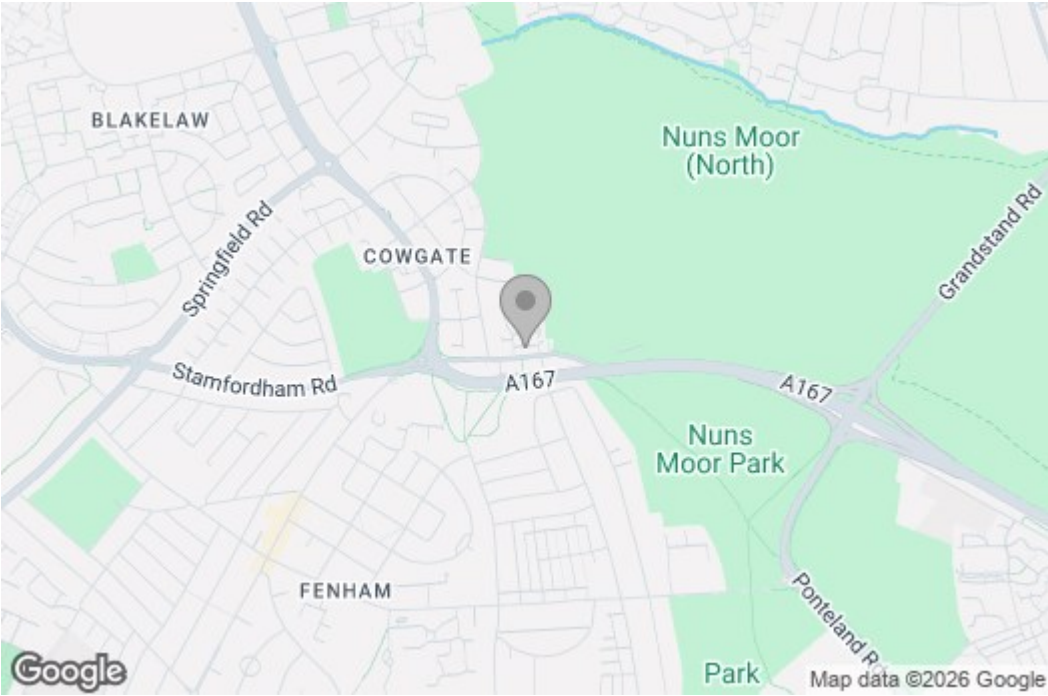
Upfront Costs:

1 Months rent to be taken after signing the Tenancy Agreement

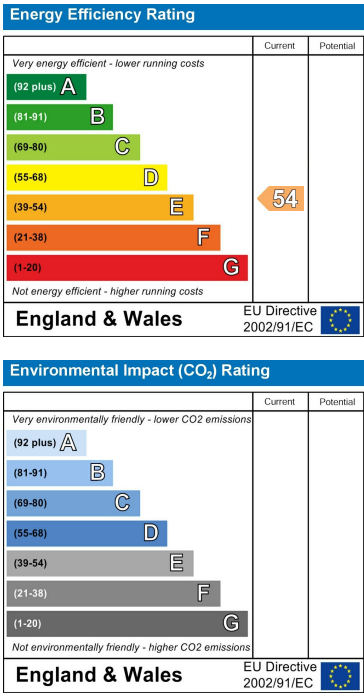
5 Weeks rent amount as a damage deposit to be held in a Government approved deposit scheme

Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract, purchaser should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give an representation or warranty in respect of the property.