



**1 Portobello Terrace (E)**

Birtley  
Chester-le-Street  
DH3 2JS

**£825 pcm**

End of Terrace House  
Three Bedrooms  
Newly Refurbished Throughout  
Ideal Family Home  
Available Early June 2025!





Safe and Secure are delighted to welcome to the rental market this three bedroom end of terrace house, available on an unfurnished basis. The recently refurbished property is conveniently situated on Portobello Terrace, Birtley, just off of the A1 (M) providing access to Newcastle and Durham City Centre's. Ideally, the property is within reach of all local amenities including primary and secondary schools.

Briefly comprising of: an entrance hall, lounge, kitchen, three spacious bedrooms, family bathroom and enclosed yard to rear.

If you are interested please give our office a call on 0191 385 4477.

### **ENTRANCE HALL**

UPVC entrance door, staircase to first floor and radiator.

### **LOUNGE**

13' 5" x 15' 5" (4.1 m x 4.7m) Double glazed window to front, built in storage cupboard and radiator.

### **KITCHEN**

13' 5" x 5' 10" (4.1 m x 1.8m) Part tiled walls, fitted wall and base units, work surfaces, single bowl sink and drainer unit, integrated electric oven, integrated electric hob, extractor hood, double glazed window to rear and double glazed door to rear.



### **BEDROOM 1**

22' 3" x 6' 10" (6.8m x 2.1m) Two double glazed windows to front and radiator.

### **BEDROOM 2**

12' 1" x 9' 6" (3.7m x 2.9m) Double glazed window to rear and radiator.

### **BEDROOM 3**

12' 1" x 9' 6" (3.7m x 2.9m) Double glazed window to rear and radiator.

### **BATHROOM**

Part tiled walls, white three piece suite comprising of a panelled bath with shower over, pedestal wash hand basin, low level WC, heated towel rail and double glazed window.

### **REAR YARD**

Paved area.



**Local Authority  
Council Tax Band  
EPC Rating**

D



**Houghton Le Spring**  
24-25 Westbourne Terrace  
Houghton Le Spring  
Tyne And Wear  
DH4 4QT

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**Agents Note:** Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.