

# HUNTERS<sup>®</sup>

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## Lamerton Avenue

Walker, Newcastle Upon Tyne, NE6 3LF

£850 Per Calendar Month

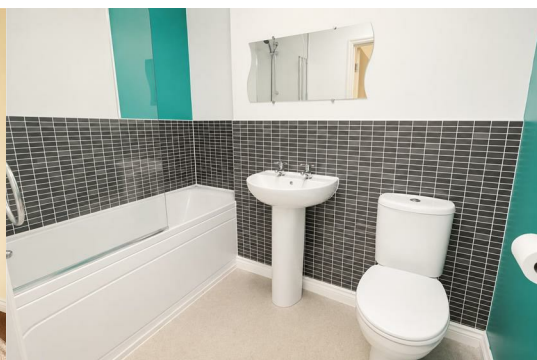


Hunters Newcastle are delighted to welcome to the rental market this well-presented two bedroom apartment, situated on Lamerton Avenue in Walker, Newcastle upon Tyne.

The property offers a bright and spacious living and dining area with excellent natural light and access to a private balcony. The modern fitted kitchen benefits from a range of wood-effect wall and base units, contrasting work surfaces, an integrated oven and gas hob, stainless steel extractor and sink with drainer.

There are two well-proportioned bedrooms. The accommodation is further complemented by a modern bathroom with a white suite and bath, together with a separate contemporary shower room.

The property is offered unfurnished and is ideally positioned for access to Newcastle city centre and surrounding areas.



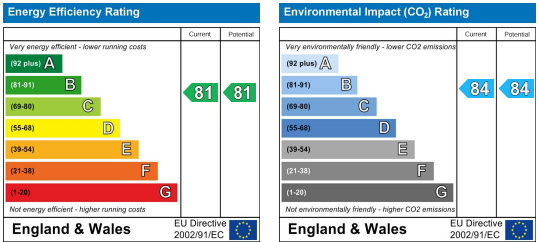
Area Map



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.