



STEPHENSON BROWNE

**Kimberley Road, Newcastle**

ST5 9EG



**£795**



## Description

**\*\* Low deposit scheme available\*\***

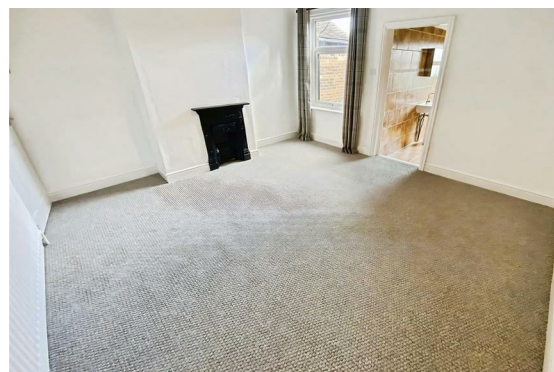
Available to let is this well-presented two-bedroom terraced property, offering a superb opportunity for comfortable and contemporary living. This desirable home is thoughtfully laid out and ideal for those seeking both space and convenience.

Upon entering, you are greeted by two well-proportioned reception rooms, providing flexible living arrangements to suit a variety of needs. The neutral décor and ample natural light create a welcoming and versatile atmosphere, perfect for both relaxation and entertaining guests. Modern fitted kitchen with ample cupboards and space for appliances.

The property boasts two generously sized bedrooms, each offering additional cupboard space. Two bathrooms enhance everyday convenience and provide added privacy, making this an excellent choice for professional couples or small families.

There is a private enclosed garden to the rear with raised decking patio area.

Pets considered via written application only.



 **Reposit**  
Rent without a deposit

### How does Reposit work?



**Choose.**

Ask us about Reposit instead of a traditional cash deposit.



**Sign up & pay.**

You will receive an email to sign up and pay the Reposit fee on the Reposit platform.



**Move in.**

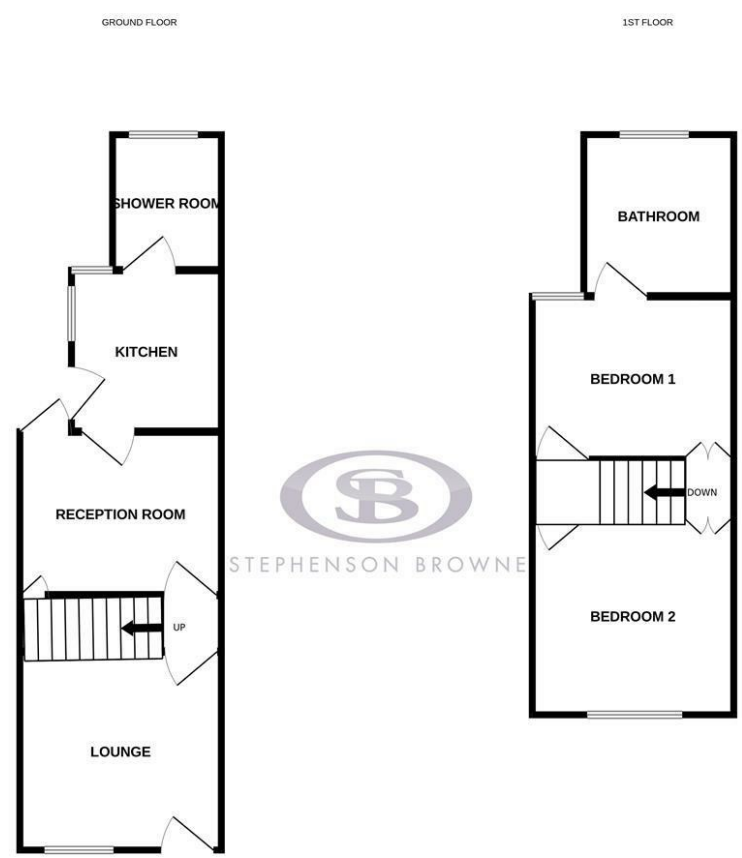
Enjoy living deposit-free in your new home!



**Check out.**

No waiting for your deposit back! Easily settle any amounts due, or raise a dispute via Reposit.

# Floorplans



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2025

# Area Map



| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         | 87        |
| (69-80) C                                   |                         |           |
| (55-68) D                                   | 69                      |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |                         |           |
|-----------------------------------------------------------------|-------------------------|-----------|
|                                                                 | Current                 | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |                         |           |
| (92 plus) A                                                     |                         |           |
| (81-91) B                                                       |                         |           |
| (69-80) C                                                       |                         |           |
| (55-68) D                                                       |                         |           |
| (39-54) E                                                       |                         |           |
| (21-38) F                                                       |                         |           |
| (1-20) G                                                        |                         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |                         |           |
| England & Wales                                                 | EU Directive 2002/91/EC |           |

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

T: 01782 625734 opt 2 E: [newcastlelettings@stephensonbrowne.co.uk](mailto:newcastlelettings@stephensonbrowne.co.uk)

[www.stephensonbrowne.co.uk](http://www.stephensonbrowne.co.uk)