OLIVE GARDENS

LOW FELL

livinglocal

welcoming you home



AVAILABLE NOW Well presented two bedroom first floor flat in the popular Low Fell area of Gateshead. The property comprises of entrance hall, lounge/diner, kitchen, shower room and two bedrooms. Externally this lovely flat benefits from off street parking with electric car charger, as well as a private rear garden. Available immediately on a part furnished basis. Viewing essential! EPC rating C.









- ***AVAILABLE NOW***
- Two Bedrooms
- Holding Deposit £195
- Upper Floor Flat
- Part Furnished
- EPC Rating C











Lounge
14'4" x 12'6" max
Feature fireplace. Corner sofa included.

Kitchen
11'5" x 8'10" max
Fitted with a modern range of wall and base units, integrated white goods including fridge/freezer, oven/hob and dishwasher. Freestanding washing machine in utility area also included.

Bedroom 1
12'7" x 12'1"
Built in cupboard.

Bedroom 2
11'8" x 9'3" max

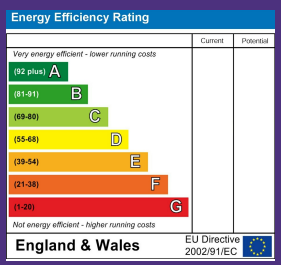
Shower Room
8'2" x 5'7"
Shower cubicle, wash basin, W/C.

Externally
Driveway to front with further parking available on street. Electric car charger. Private garden to rear with lawn and patio areas.

Additional information
Council tax band A. EPC Rating C. Mobile phone coverage and broadband availability: https://checker.ofcom.org.uk/

Holding deposit

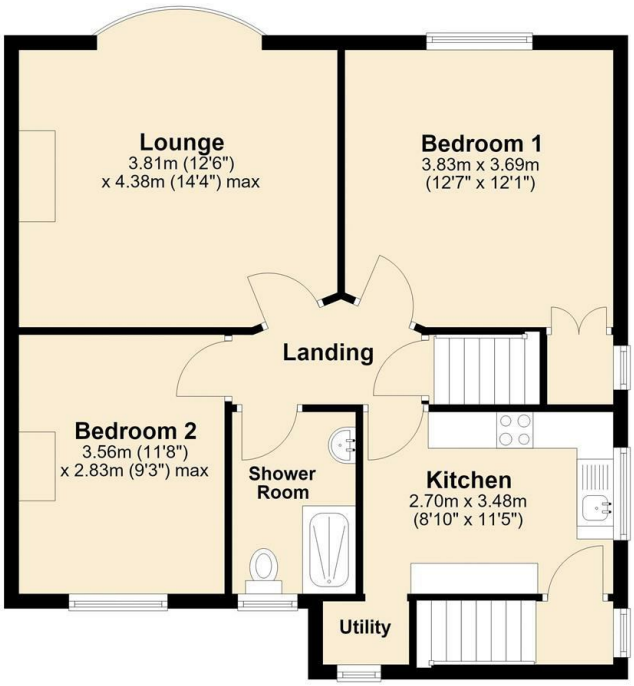
This holding deposit secures the property for you while we conduct your reference checks and goes towards your first months rent prior to move in. It is not an additional fee.



£850 PCM

First Floor

Approx. 66.0 sq. metres (710.7 sq. feet)



Total area: approx. 66.0 sq. metres (710.7 sq. feet)

Disclaimer

1. These particulars, including any plan, are a general guide only and do not form any part of any offer or contract. All descriptions, including photographs, dimensions and other details are given in good faith but do not amount to a representation or warranty. They should not be relied upon as statements of fact and anyone interested must satisfy themselves as to their correctness by inspection or otherwise. 2. Neither Alto, nor the seller, accepts responsibility for any error that these particulars may contain however caused. Neither the partners, nor any employees of Alto have any authority to make any representation or warranty whatsoever in relation to this property. 3. Any plan is for layout guidance only and is not drawn to scale. All dimensions, shapes and compass bearings are approximate and you should not rely upon them without checking them first. 4. Please discuss with us any aspects which are particularly important to you before travelling to view this property. 5. Please note that in line with Money Laundering Regulations potential purchasers will be required to provide proof of identification documents no later than where a purchaser's offer is informally accepted by the seller.



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