



Worsdell Drive | Gateshead | NE8 2DF

**£975 PCM**

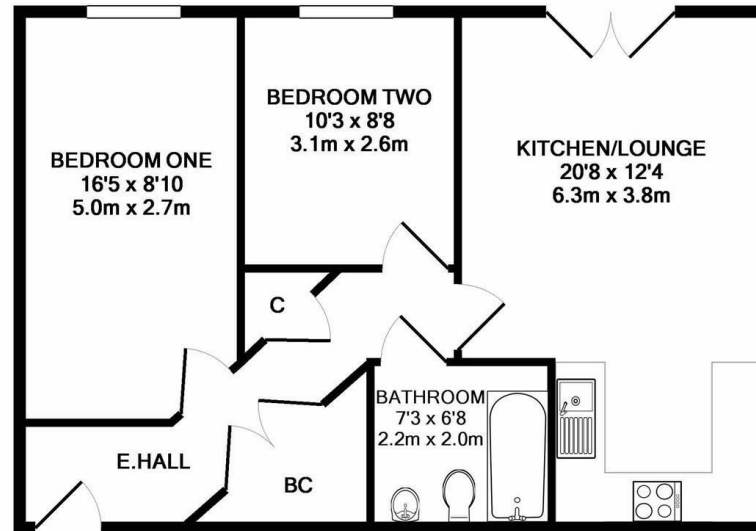
The  
**GOOD  
ESTATE**  
AGENCY

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Gateshead | NE8 2DF  
£975 PCM

2 BED, FURNISHED WITH PARKING. An excellent, 1st floor, two bedroom apartment in Colombo Square, part of the sought after Ochre Yards development. This stylish property comprises: entrance hall, hall cupboard, two double bedrooms, house bathroom with shower over bath, open plan living and dining room through to fitted kitchen and Juliet balcony. Situated on the South bank of the Tyne, just a short walk over the bridge from Newcastle city centre, in the ever popular Quayside area. Ochre Yards has grown into a prime location for young professionals, city centre workers, and commuters wanting to make the most of all that Newcastle's vibrant city centre has to offer, combined with close proximity to tranquil open spaces and a relatively secluded location.

REPOSIT IS ALSO AVAILABLE TO REPLACE THE TRADITIONAL DEPOSIT. FEE AND TERMS APPLY.

- TWO DOUBLE BEDROOMS
- FURNISHED
- FIRST FLOOR
- SPACIOUS OPEN PLAN LIVING & DINING ROOM
- JULIET BALCONY
- FITTED KITCHEN
- MODERN BATHROOM
- CARETAKER
- OCHRE YARDS LOCATION
- CLOSE TO NEWCASTLE CITY CENTRE



TOTAL APPROX. FLOOR AREA 617 SQ.FT. (57.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		70	82
		EU Directive 2002/91/EC	

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