

SIGNATURE

NORTH EAST

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📍 Jesmond Park West, Newcastle Upon Tyne NE7 7BU

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£1,600 Per Calendar Month

Signature North East proudly presents this well-appointed two-bedroom second floor maisonette, ideally located just outside of Jesmond. Upon entering, you are welcomed into a spacious living room, complete with a charming log burner that creates a warm and inviting atmosphere. The living area flows seamlessly into the kitchen, which is fitted with a range of base and wall units offering ample storage, along with a breakfast bar suitable for casual dining.

The main level also hosts a second bedroom, which can comfortably accommodate a double bed, along with the bathroom and separate W.C., providing added convenience. Upstairs, you will find the generously sized principal bedroom, benefitting from built-in storage cupboards.

Jesmond is widely regarded as one of Newcastle upon Tyne's most vibrant and diverse areas. It boasts a popular selection of bars, restaurants and shops, while also offering scenic walks through the well-loved Jesmond Dene. The location provides excellent transport links to the city centre, which is within walking distance, as well as easy access to the coast via the Coast Road.

Available Now
Tenancy Term: 12 Months
Council Tax Band: D
£1,600.00 PCM

TENANCY APPLICATION FEES:

To reserve this property, a refundable holding deposit of one week's rent is required, on move in, this will be deducted from your first months rent. A damage deposit for the property is compulsory and is equivalent to 5 week's rent.

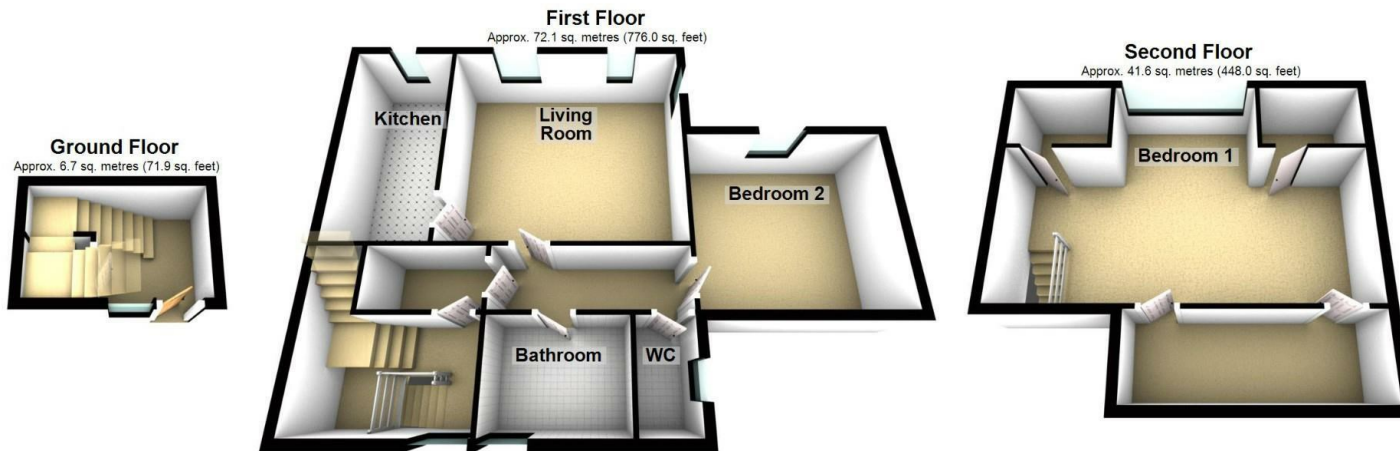
NOTICE REGARDING FREE STANDING GAS & ELECTRIC APPLIANCES:

Any free standing appliances shown on photographs or present on viewings may not be included in the tenancy. Please obtain confirmation in writing from our office as to the inclusion of any appliances which you require included within the tenancy, before you proceed with an application for any property.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



Total area: approx. 120.4 sq. metres (1295.9 sq. feet)

Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.
Plan produced using PlanUp.

Measurements:

Living Room
16'2" x 14'8"

Kitchen
14'8" x 6'11"

Bedroom One
23'9" x 15'2"

Bedroom Two
13'2" x 12'2"

Bathroom
8'6" x 6'5"

WC
6'4" x 3'6"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		71
(55-68) D		
(39-54) E	42	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		





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