

SIGNATURE

NORTH EAST

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📍 Birkdale, Whitley Bay NE25 9LZ

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£975 Per Calendar Month

Signature North East are delighted to welcome to the rental market this charming two-bedroom home, ideally situated in the popular coastal town of Whitley Bay.

Upon entering, you are welcomed into the living room, featuring a large bay window which allows plenty of natural light to fill the room. The kitchen diner provides a range of attractive wall and base units, ample countertop space and room to accommodate a small dining table, while elegant French doors provide direct access to the rear garden. Heading upstairs, you will discover two double bedrooms and a shower room fitted with a shower cubicle, W.C. and hand basin. Externally, the property benefits from a garden with a raised decking area and gravel.

The property is ideally positioned for access to a range of local amenities, with shops, cafés, restaurants and green open spaces all within easy reach. Whitley Bay's beautiful coastline is also nearby, providing the perfect setting for coastal walks and enjoying the sea air. Excellent transport links further enhance the convenience of this desirable location.

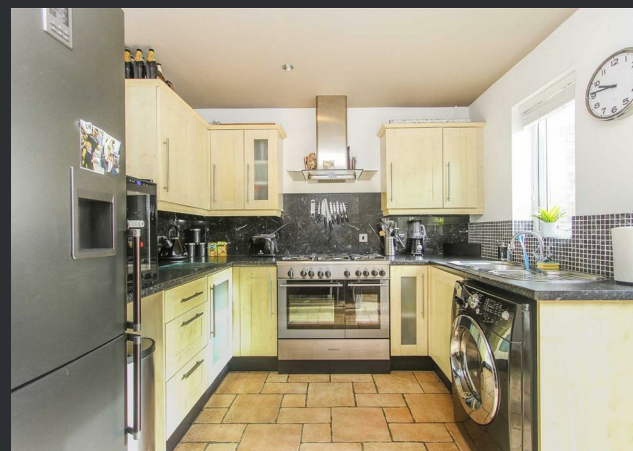
Available October 2026 on an assured rolling periodic tenancy agreement.
Council Tax Band: B

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 month's rent. A damage deposit for the property is compulsory and is equivalent to 5 week's rent.

NOTICE REGARDING FREE STANDING GAS & ELECTRIC APPLIANCES:

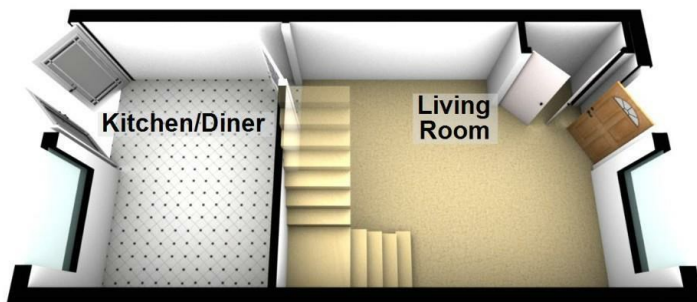
Any free-standing appliances shown on photographs or present on viewings may not be included in the tenancy. Please obtain confirmation in writing from our office as to the inclusion of any appliances which you require included within the tenancy, before you proceed with an application for any property.



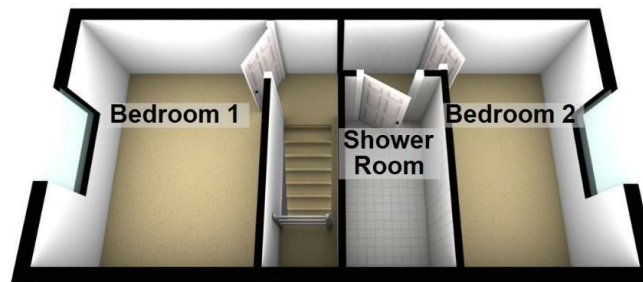
PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN

Ground Floor



First Floor



Total area: approx. 54.2 sq. metres (583.4 sq. feet)

Measurements:

Living Room
15'5" x 11'9"

Kitchen/ Diner
11'9" x 9'1"

Bedroom One
11'9" x 9'1"

Bedroom Two
11'9" x 7'2"

Shower Room
8'8" x 4'6"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		





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