

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## St. James Gate

Newcastle Upon Tyne, NE1 4BA

£1,100 Per Calendar Month



\*\*Images are for marketing purposes and may not reflect the current condition. The property is currently tenanted.\*\*

Hunters Newcastle are delighted to present this well presented two bedroom furnished apartment located within the highly sought after development, The Bar, in St. James Gate. Ideally positioned within Newcastle City Centre, the property offers excellent access to Newcastle Central Station, St. James' Park, the universities, shops, restaurants and a wide range of local amenities.

Situated on the fifth floor, the apartment briefly comprises of a bright and spacious open plan lounge and kitchen area with large floor-to-ceiling windows allowing plenty of natural light throughout. The modern fitted kitchen includes integrated appliances and ample storage space, with a dining area and comfortable living space ideal for both professionals and students alike.

There are two generously sized double bedrooms furnished with wardrobes, drawers and bedside units, along with a contemporary bathroom fitted with a shower enclosure, wash basin and WC.



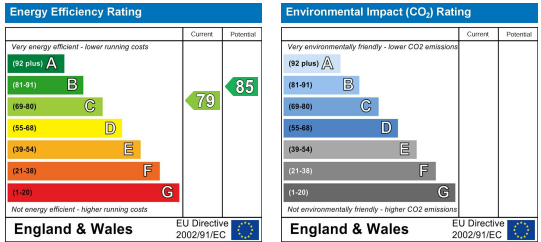
### Area Map



### Floor Plans



### Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.