



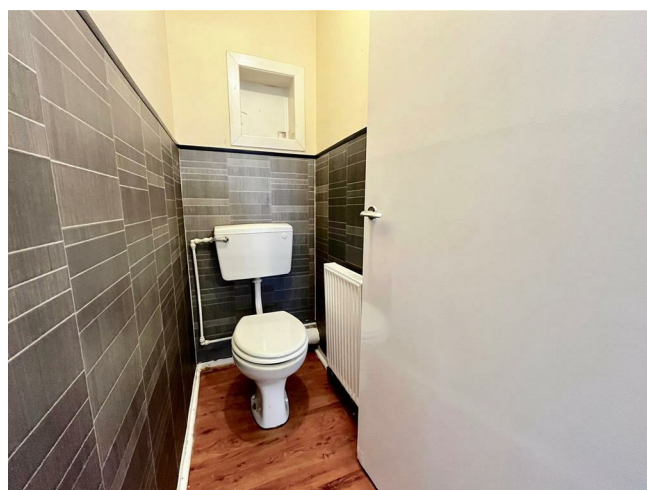
57 Coatsworth Court, Bensham, Gateshead, Tyne & Wear, NE8 1QT

£650 Per Calendar Month



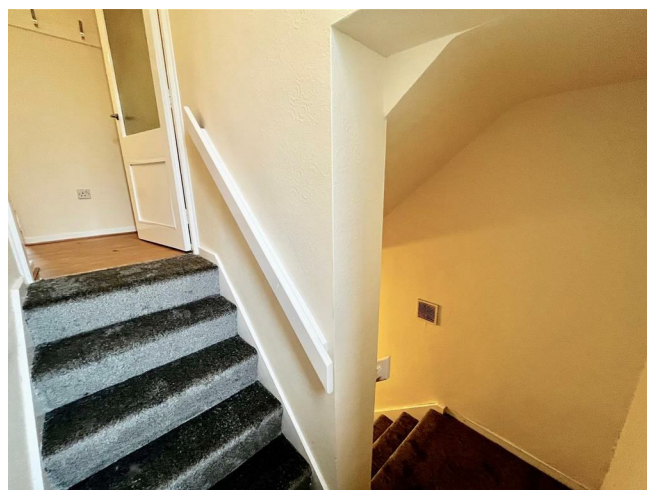
## Key features

- UPPER FLAT
- TWO DOUBLE BEDROOMS
- MODERN FITTED KITCHEN
- GAS CENTRAL HEATING
- UPVC DOUBLE GLAZING
- WELL PRESENTED BATHROOM WITH SHOWER
- GREAT TRANSPORT LINKS
- CLOSE TO LOCAL SHOPS
- AVAILABLE IMMEDIATELY
- VIEWING ADVISED



## Description

We offer to the rental market this great first floor apartment located close to Gateshead Town Centre. The property comprises of a spacious lounge and modern fitted kitchen. There are two good size double bedrooms and a well presented bathroom with shower and the property benefits from neutral modern decor throughout. The property is located within walking distance to Gateshead interchange, with great transport links to Newcastle City Centre and the Metro system. The property is offered on an unfurnished basis and is available immediately. Early viewing is advised.



ENTRANCE HALL

LOUNGE  
14'2 x 11'7

KITCHEN  
11'7 x 8'10

BEDROOM ONE  
11'8 x 11'5

BEDROOM TWO  
11'8 x 8'8

W.C.  
5'6 x 2'8

BATHROOM  
5'8 x 5'6

DISCLAIMER LETTINGS







#### WE REQUIRE

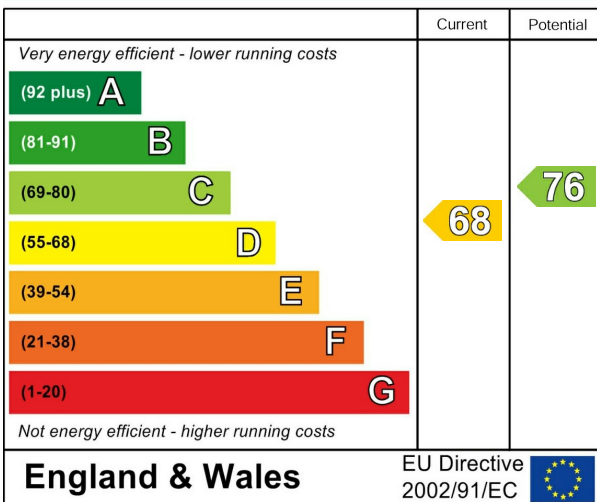
One month's rent in advance = £650

One month's rent as a damage deposit = £650

To hold this property from other viewings while references are carried out, we require one weeks rent as a holding deposit.

The particulars on these properties are set out as a general guidance for intended for tenants contracts The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. Tenants should not rely on them as statements of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Items shown in photographs are NOT included unless specifically mentioned within the particulars. Measurements have been taken using a laser distance meter and may be subject to a margin of error. For further information see the Consumer Protection from Unfair Trading.

### Energy Efficiency Rating



### Environmental Impact (CO<sub>2</sub>) Rating



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