



19 Worley Avenue, Low Fell, Gateshead, Tyne & Wear, NE9 6AL

£575 PCM





## Key features

- LAWNED GARDEN TO THE FRONT
- TYNESIDE FLAT
- TWO BEDROOMS
- BATHROOM WITH SHOWER
- REAR YARD
- UNFURNISHED
- GREAT LOCATION
- CLOSE TO LOCAL SHOPS
- AVAILABLE NOW
- VIEWINGS ADVISED



## Description

Having a great position in the popular area of Low Fell, we offer to rent this spacious two bedroom ground floor flat. Offered on a unfurnished basis the property has UPVC double glazing and gas central heating. The entrance leads through to the rear facing lounge, fitted white kitchen, bathroom with shower and two bedrooms. There is a yard to the rear and a long lawned garden to the front. Located close to the local High Street, bus and transport links.



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## ENTRANCE HALL

Entrance hall comprising of laminate flooring, under stairs storage cupboard and a central heating radiator

## LOUNGE

14'4" x 12'8"

Central heating radiator, built in storage cupboard and a UPVC window .

## KITCHEN

11'4" x 7'2"

Comprising of a range of white wall and floor units, integral stainless steel sink unit, gas cooker point, wall mounted central heating boiler, part tiled walls, central heating radiator, rear exit door .

## BEDROOM ONE

14'4" x 14'4"

Bedroom one is located to the front of the property, comprising of feature fireplace , original decor , ceiling coving and ceiling rose, laminate flooring, central heating radiator and a UPVC window











#### BEDROOM TWO

11'3" x 7'5"

Bedroom two is located to the rear of the property, comprising of central heating radiator and a UPVC window

#### BATHROOM

Comprising of panelled bath with overhead electric shower, pedestal wash basin, low level WC, tiled walls and flooring, central heating radiator and a UPVC window .

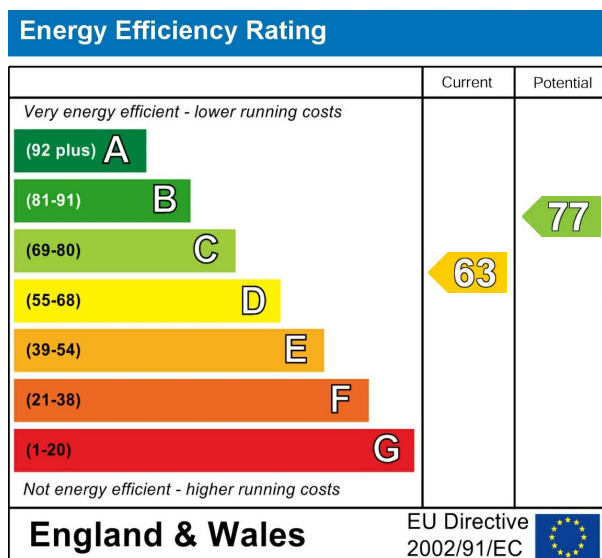
#### DISCLAIMER

One months rent in advance = £575

One months rent as a damage deposit = £575

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



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