

# SIGNATURE


## NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST







 Grangemoor Road, Morpeth NE61 5BJ



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## £330 Per Calendar Month

FIRST FLOOR FLAT  
ONE DOUBLE BEDROOM  
NEUTRALLY DECORATED  
KITCHEN WITH ISLAND  
THREE PIECE BATHROOM  
CLOSE TO MANY TRANSPORT LINKS  
UNFURNISHED  
AVAILABLE MID MARCH

### TENANCY APPLICATION FEES

To apply for a tenancy on this property, a refundable holding deposit of a week's rent is required.

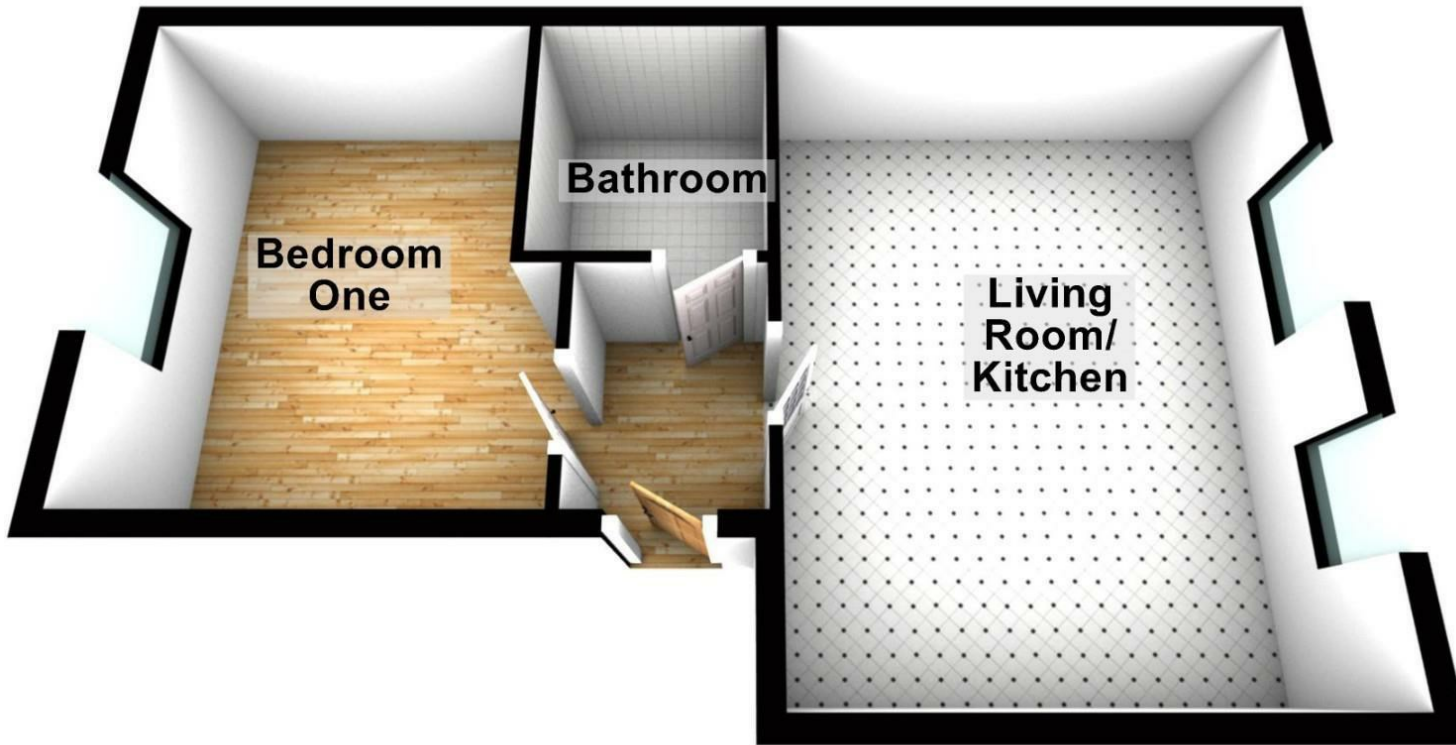
A tenancy deposit for the property is compulsory and is to be paid on or before the tenancy commences, along with the first months rent payment. The tenancy deposit is equivalent to one months rent. An additional tenancy deposit amount may be requested in certain circumstances.



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

# PROPERTY FLOORPLAN

## Ground Floor



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


### Measurements:

LIVING/ DINING ROOM  
17'9" x 13'9"

BATHROOM  
6'10" x 6'0"

BEDROOM  
13'4" x 11'5"

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>75</b>	<b>75</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	







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**FINANCE**

**LAW**

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