

**TO LET**



## **Wilfred Place, Hartshill**

**1 Bedroom, 1 Bathroom, Apartment**

**£675 pcm**



## Wilfred Place, Hartshill

Apartment,  
1 bedroom, 1 bathroom

£675 pcm

Date available: 3rd February 2025

Deposit: £778

Furnished

Council Tax band: A

- Newly Renovated
- 1 Bedroom Flat
- Fully Fitted Kitchen
- Fully Furnished Property
- Lovely Bathroom
- Council Tax Band A
- Walking Distance To The Hospital

NEWLY RENOVATED SUPERB 1 BEDROOM FLAT. Martin and Co are pleased to offer for rent this lovely self contained first floor FURNISHED flat located in the sought after area of Hartshill within walking distance of local shops, the hospital and bus routes to Newcastle town centre.

The fully furnished property comprises of an open plan lounge/kitchen area with integrated oven, hob, washing machine and fridge freezer, double bedroom and en suite bathroom with shower over the bath.

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>80</b>
(55-68) <b>D</b>	<b>57</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		



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## Martin & Co Stoke on Trent

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# 01782 262880



**Accuracy:** References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** 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. A Buyer is advised to obtain verification from their Solicitor or Surveyor.