



| Newton Hall | Durham | DH1 5LA

*** Available 22nd April 2017, Unfurnished, Popular Location, Well Presented *** This three bedroom house is located on Farnham Road in Newton Hall, Durham. It is available from the 22nd April 2017 on an unfurnished basis. The property briefly comprises; an entrance hallway, downstairs WC, living/dining room, modern fitted kitchen, stairs to first floor, landing, three bedrooms and a family bathroom. There is a good size garden laid to lawn at the rear. We strongly advise viewings so please call us on 0191 3843330.

£550 pcm

- Three Bedroom
- End Terraced House
- Popular Location
- Well Presented
- Available 22nd February 2017



Property Description

ENTRANCE HALL

With carpet flooring and a radiator.

DOWNSTAIRS WC

Including a low level WC, wash hand basin, a chrome towel heater and a double glazed window to the front.

LIVING ROOM

11' 9" x 8' 9" (3.584m x 2.679m) Including carpet flooring, a radiator and double glazed windows to the side and rear.

DINING ROOM

11' 9" x 8' 11" (3.595m x 2.739m) Dining area with carpet flooring, a radiator, a double glazed window to rear and a double glazed door leading to the rear garden.

KITCHEN

Modern kitchen including fitted wall and base units with contrasting work surfaces, stainless steel sink/drainers,

integrated electric oven with four ring gas hob and stainless steel extractor fan above, plumbing for a washing machine, double glazed windows to the front and side, vinyl flooring, tiled splash back and the boiler.

STAIRS

With carpet flooring.

LANDING

With carpet flooring and a storage cupboard.

MASTER BEDROOM

14' 1" x 8' 8" (4.316m x 2.651m) Including carpet flooring, a radiator and double glazed windows to the side and rear.

BEDROOM TWO

14' 1" x 8' 7" (4.293m x 2.620m) Including carpet flooring, built in double wardrobe, a radiator and double glazed windows to the front and side.

BEDROOM THREE

9' 9" x 8' 9" (2.996m x 2.691m) Including carpet flooring, a built in wardrobe, a radiator and a double glazed window to rear.

BATHROOM

Including a bath with shower above, low level WC, pedestal wash hand basin, a chrome towel heater and a double glazed window to the front.

REAR GARDEN

A good size rear garden mostly laid to lawn with a decked area.

FEES

In order to move into a particular property the applicant is required to pay the following

Non Refundable £100 referencing fee (which reserves the property whilst the referencing is carried out)

Then the initial monies due on the day the applicant moves in

are

First months rent

Damage Deposit (the same amount as the rent) The damage deposit will be either sent to the Landlord or Newfield Estates will lodge the deposit with the Deposit Protection Service Custodial Scheme.

£200 Administration Fee

All fees are exempt from VAT



Tenure

%tenure%

Council Tax Band

A

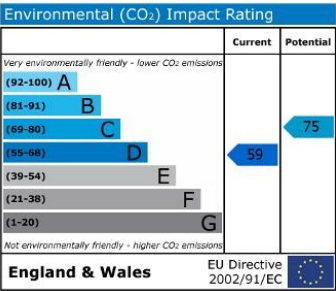
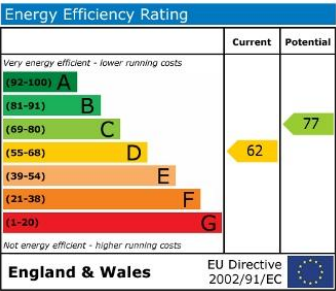
Viewing Arrangements

Strictly by appointment

Contact Details

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements