



Carouse
EstateAgents 

WINDSOR AVENUE, BENSHAM
RENT £475 PCM





DESCRIPTION

Offered to the market on an unfurnished basis, this spacious two bedroom ground floor Tyneside flat is located in the Avenues. Walking distance to the popular Saltwell Park and being sited close to a local array of shops. The property lies close to the Team Valley Trading Estate and local bus routes. The property comprises of entrance hallway, two bedrooms, rear facing lounge, fitted kitchen with appliances and bathroom with shower. The property also has the benefit go gas central heating and UPVC double glazing. Externally the property has a private rear yard. Call today to arrange a viewing.

ENTRANCE HALL

Small storage cupboard, central heating radiator.



LOUNGE

12' x 15' (3.66m x 4.57m) Rear facing lounge with UPVC window, central heating radiator, ceiling coving and ceiling rose.

KITCHEN

9' 9" x 9' 3" (2.97m x 2.82m) A birch effect wall and base units with granite effect work surfaces, pine/oak lino and cream part tiled. Central heating radiator, UPVC window and UPVC door leading to rear yard. A stainless steel sink and mixer tap, auto washing machine, free standing gas cooker and cooker hood and wall mounted boiler.

BATHROOM

9' 2" x 6' 2" (2.79m x 1.88m) White panel bath and oh electric shower on wall, pedestal wash basin and mixer tap, low leveled w.c. Tile effect lino, UPVC window, central heating radiator, cladding to ceiling.



BEDROOM ONE

14' 2" x 17' 2" (4.32m x 5.23m) Spacious front facing master bedroom, UPVC bay window, central heating radiator, chimney breast, ceiling coving and ceiling rose.

BEDROOM TWO

11' 4" x 7' 4" (3.45m x 2.24m) Built in storage cupboard, central heating radiator and UPVC window.

EXTERNAL

There is a private yard located to the rear of the yard.

DISCLAIMER

One months rent in advance = £475

One months rent as a damage deposit = £475

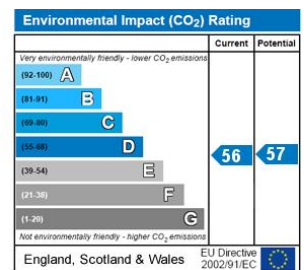
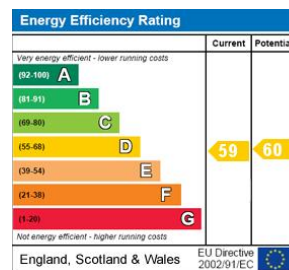
To hold this property from other viewings while references are carried out we require one weeks rent as a holding deposit



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



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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

