





- Ground Floor Flat
- Two Bedrooms
- Double Glazing
- Handy For Town
- Close To The Metro
- Purpose Built
- En-Suite Facility
- Gas Central Heating
- Furnished
- Handy For Shops





**** Video Tour on Our YouTube Channel
<https://youtu.be/9ifKUfDm70o> ****

Available on a furnished basis, this very well presented ground floor flat is available for let NOW.

The property briefly comprises:- communal entrance leading to apartment, Entrance lobby, hall, lounge, well appointed kitchen, bathroom WC, main bedroom with en suite shower room, second bedroom (currently used as a dining room) warmed with electric heating and double glazed. Modern purpose built development. Very handy for town and the Metro service.

For more information and to book your viewing please call our branch on 0191 487 0800.

Covid-19 Viewing Guidelines

For the safety of our clients, yourselves and our staff we are currently only allowing viewings to go ahead if viewers wear appropriate PPE (masks and gloves). Social distancing rules must also be adhered to at all times. Where possible we will encourage vendors to leave the property while the viewing is going ahead. We also will only allow 2 people to view a property at any one time. We may share contact numbers where requested by NHS to prevent the spread of Covid-19.






The difference between house and home

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www.janforsterestates.com

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	67	70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	

Gosforth	0191 236 2070
Newcastle	0191 284 4050
Forest Hall	0191 605 3134
High Heaton	0191 270 1122
Low Fell	0191 487 0800
Tynemouth	0191 257 2000
Whitley Bay	0191 251 3000
Property Management Centre	0191 236 2680

