



## Low Mill Villas, Blaydon, Tyne And Wear, NE21 5GG

\*\*\*AVAILABLE EARLY JULY\*\*\* Well presented two bedroom mid link house. The property comprises of entrance hallway, open plan lounge/kitchen/breakfast room and W/C to the ground floor. To the first floor there are two double bedrooms, both with en-suites. Externally there is a parking space for one car with further parking available on street. To the rear is a low maintenance tiered garden with decked seating area. Available early July on an unfurnished basis. Viewing highly recommended. EPC Rating C.

\*\*\*AVAILABLE EARLY JULY\*\*\*

Unfurnished

Two Bedroom House

Holding Deposit £160

Two En-suites

EPC Rating C

£695 per month

## **Open Plan Lounge/Kitchen 24' 10" x 13' 9" (7.56m x 4.18m)**

*max (L shaped room)*

Kitchen area fitted with a range of wall and base units, integrated oven/hob, space for freestanding appliances (not included). Breakfast bar. Under stairs storage cupboard. French doors to rear garden.



## **Ground Floor W/C 5' 0" x 2' 11" (1.53m x 0.89m)**

Wash basin, W/C.

## **Bedroom 1 11' 5" x 9' 1" (3.49m x 2.78m)**

Fitted wardrobes and storage cupboard.

## **En-suite 6' 9" x 5' 3" (2.05m x 1.60m)**

Bath with shower over, wash basin, W/C.



## **Bedroom 2 10' 4" x 9' 9" (3.14m x 2.96m) max**

Built in cupboard.

## **En-suite 5' 2" x 5' 2" (1.57m x 1.57m) max**

Shower cubicle, wash basin, W/C.

## **Externally**

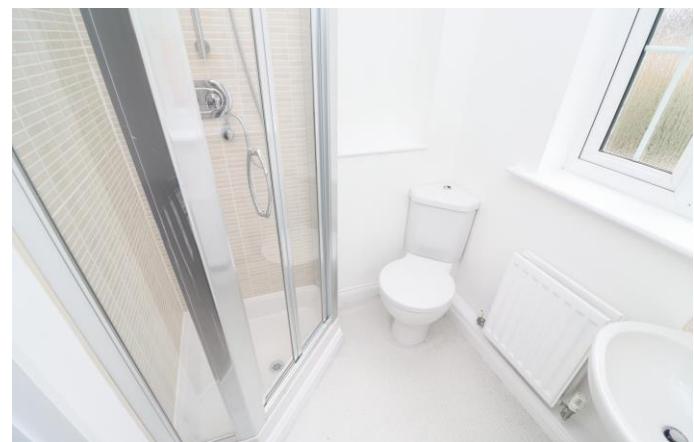
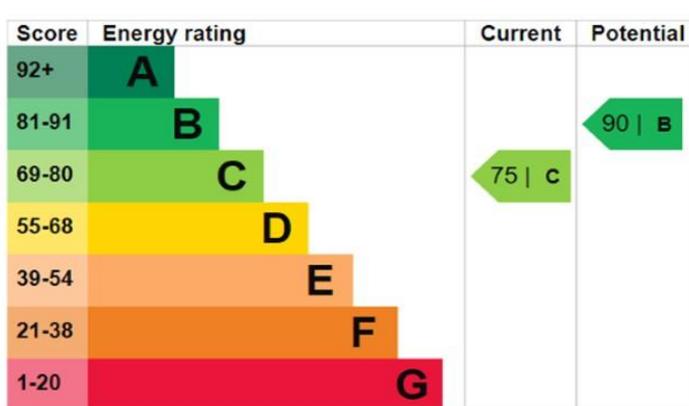
Allocated parking space to front, further parking available on street. Enclosed tiered garden to rear with decked seating area.

## **Additional information**

EPC Rating C. Council Tax Band A. Security deposit/bond equivalent to 1 months rent (£695) plus 1 months rent payable up front. Minimum tenancy term 6 months.

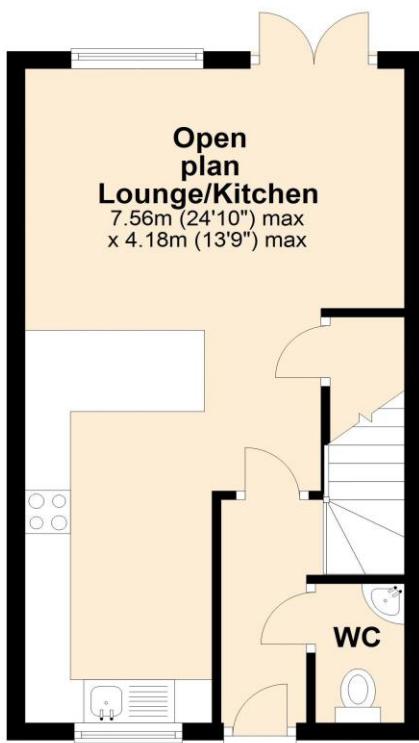


## **EPC Graph (full EPC available on request)**

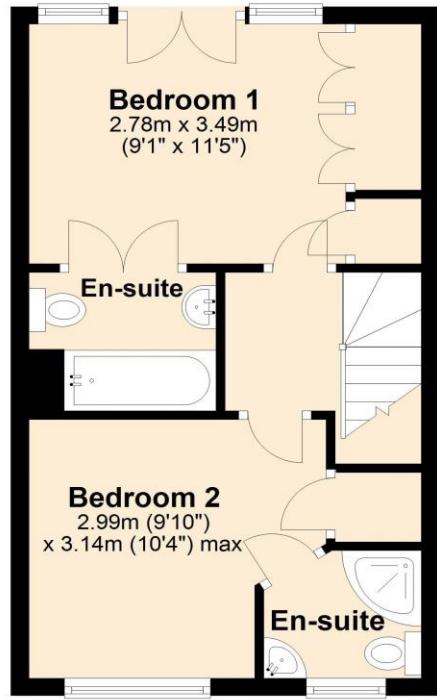


## Floorplan

### Ground Floor



### First Floor



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