



**SEALPROPERTIES**  
RENTAL MARKET SPECIALISTS

**46 Watt Street  
Gateshead  
NE8 4TU**

**£ 475**

**To Let**

**Ground Floor Two Bedroom Flat**

Beds : 2

Bath : 1

Parking : On Street



**0191 580 5900**



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## Contact Us

### Agent Information

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## Disclaimer

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A Holding Fee equivalent to one week's rent is payable. Please contact the office for more details.

Energy Performance Certificate (EPC) information is available upon request. Please contact the office.

# Gallery

gallery image 5



gallery image 6



# Description

SEAL Properties are delighted to bring to the market this well presented 2 bedroom ground floor flat. The property briefly comprises of entrance hallway, lounge, kitchen, two bedrooms, a bathroom and a small private yard. Viewing is highly recommended due to the convenient location of the property!

# Specification

GROUND FLOOR

Entrance Hallway

*Upon entering the tiled hallway it leads to the bedrooms and living room.*

Lounge

*The living room has laminate flooring and is decorated neutrally with a lovely fireplace.*

Kitchen

*The kitchen has a range of wall and base units with leads off to the bathroom and has access to the yard.*

Bedroom One

*The master bedroom is a large double room with laminate flooring.*

Bedroom Two

*The second bedroom is a single sized room with butterfly wallpaper & laminate flooring.*

Family Bathroom

*The bathroom consists of a basic white 3 piece suite. The bath also has an overhead shower.*

OUTSIDE

Rear

*To the rear of the property is a small private yard.*