



7 Rockmore Road, Blaydon-On-Tyne, NE21 5EH

£575 Per Calendar Month

***** NEW TO THE MARKET ***** and available from the 29th July 2022 on a unfurnished basis is this spacious two bedroom, first floor apartment situated in a prime location. The apartment is accessed through a communal hallway with entry phone and key access. Briefly comprising of hallway and open plan lounge/kitchen with a range of modern wall and base units and patio doors leading onto a Juliet balcony. There are two double bedrooms, one with en-suite shower room and a family shower room/wc. Externally there are communal gardens and allocated parking. The apartment benefits from UPVC and is heated via gas central heating. Early viewing is recommended to avoid disappointment.

Communal Entrance

Entry phone and key access to the front which opens into the communal area and stairwell.

Master Bedroom

A pleasant double bedroom with a double glazed bay window, separate double glazed window and a radiator. A door provides access to the en suite shower room.

En-suite Shower Room

With a four piece suite which comprises; a wc, wash hand basin and double shower unit and paneled bath. Part tiled walls and an extractor fan.

Bedroom Two

Double bedroom with a radiator, double glazed window which overlooks the rear of the building.

Lounge/Kitchen

A kitchen/lounge area which has 2 full length patio doors opening inwards. The kitchen has a range of floor and wall units with work surfaces and a sink unit with a mixer tap. Built in appliances include a gas hob with electric oven below and stylish extractor fan above and the wall mounted combi boiler is encased behind a matching kitchen unit.

Family Shower Room

With a three piece suite which comprises; a wc, wash hand basin and double shower unit. There is a radiator, part tiled walls and an extractor fan.

Communal Gardens

Small grassed area to the front of the building.

Allocated Parking

Allocated is situation to the rear of the building and is numbered.

Agent Note

Holding Deposit:

To hold this property from other viewings while references are carried out we take one weeks rent as a holding deposit which is off-set against the first months rent. This one weeks rent will be taken to secure the property and will be held for 15 calendar days (unless otherwise expressly agreed) in order to complete all tenancy documents. This amount will be attributed to the first month's rent following the execution of all tenancy documents within the 15 calendar days of receipt of the holding deposit. This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 Calendar days

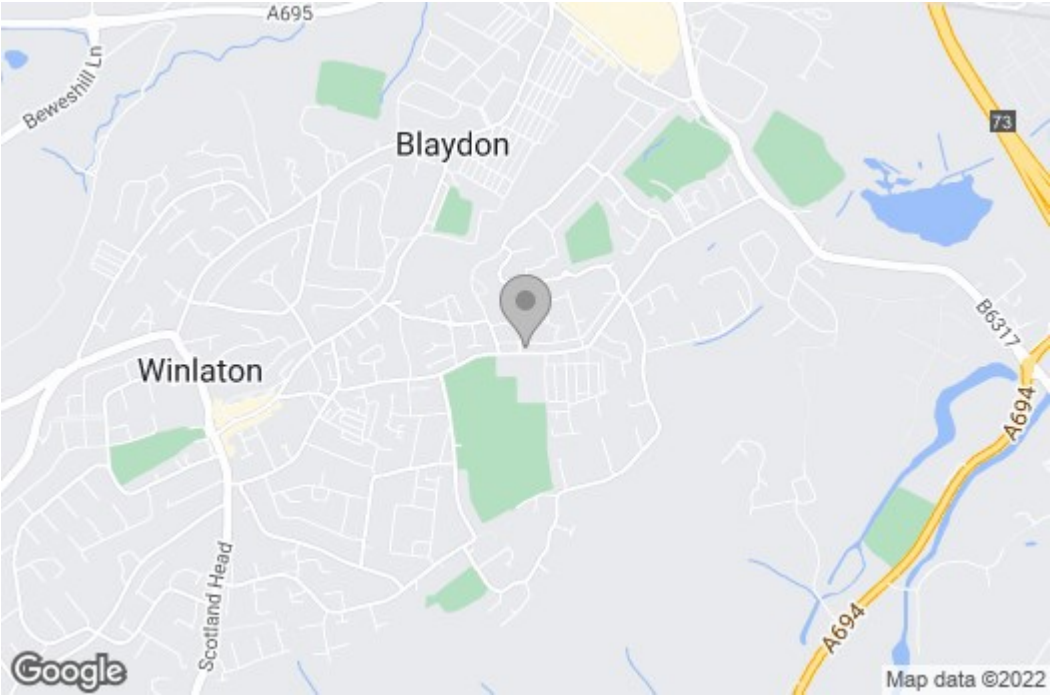
Upfront Costs:

1 Months rent upfront

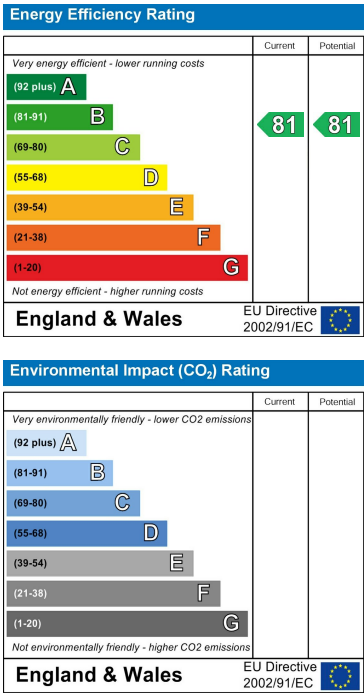
1 Months rent amount as a damage deposit to be held in a Government approved deposit scheme

Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract, purchaser should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give an representation or warranty in respect of the property.