





2



1



1

- Two Double Bedrooms
- Popular Location
- Available July 2023
- Council Tax Band *A*
- Terraced House
- Offered Unfurnished
- Sought After Location
- Must be Viewed





This two bedroom terraced home which is situated in the much sought after Lealholm Road in Benton is available July 2023 on an unfurnished basis.

Briefly comprising:- entrance hallway, dual aspect lounge/diner with feature fireplace, kitchen with fitted wall and floor units, and utility area leading to the rear garden. Off the split level landing to the first floor, there are two good-sized bedrooms and the family bathroom with a separate WC.

We anticipate a high level of viewings on this splendid family home. To book your viewing, call our High Heaton branch on 0191 270 1122.

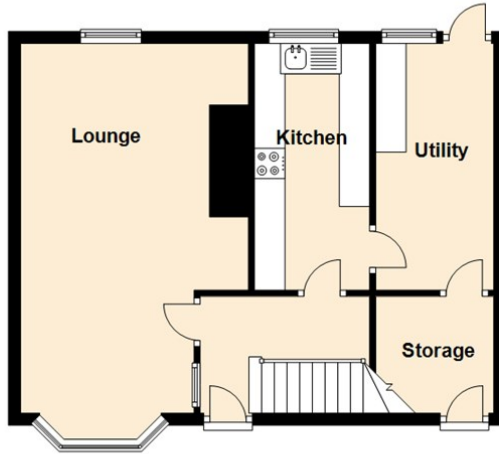
COVID-19 Guidelines

Although it is not mandatory, we do recommend that viewers wear appropriate PPE to protect themselves and others.

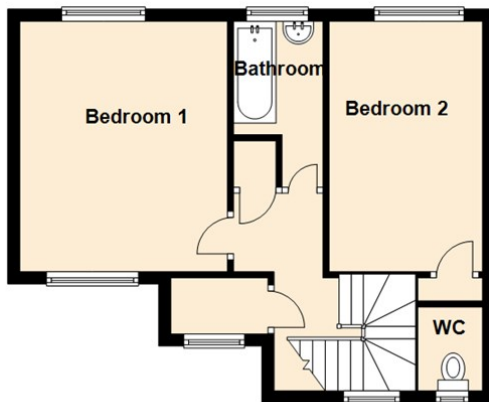
Council Tax band *A*



Ground Floor



First Floor



The difference between house and home

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www.janforsterstates.com

Lounge 18'9" x 12'11" (5.73 x 3.94)

Kitchen 6'3" x 11'9" (1.91 x 3.60)

Bedroom One 11'4" x 11'11" (3.46 x 3.65)

Bedroom Two 11'10" x 9'9" (3.63 x 2.98)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales <small>EU Directive 2002/91/EC</small>		

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High Heaton

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Tynemouth

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Property Management Centre

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