





3



1



2

- Professional Landlord
- White Goods Included
- Pets Considered
- Long Term Tenancies Available
- Brand New Property
- Off Road Parking
- Call For More Information
- Zero deposit option available





ZERO DEPOSIT OPTION AVAILABLE. Jan Forster Estates are delighted to offer this brand new 'Norbury', located in the magnificent new development called West Meadows in Cramlington.

Experience the grandeur of this remarkable three-storey home, featuring generously sized rooms and abundant storage options. The ground floor welcomes you with a delightful lounge/diner located at the rear of the property, where French doors seamlessly link the indoor and outdoor spaces. At the front, a modern kitchen awaits, accompanied by a separate WC and a convenient storage cupboard. The first floor accommodates 2 spacious double bedrooms situated at the front and rear of the property, providing generous storage and floor area. A family bathroom serves as a dividing space between these two bedrooms.

The second floor provides an expansive main bedroom, which covers the entire floor space and includes a dressing area, en-suite and further storage cupboards!

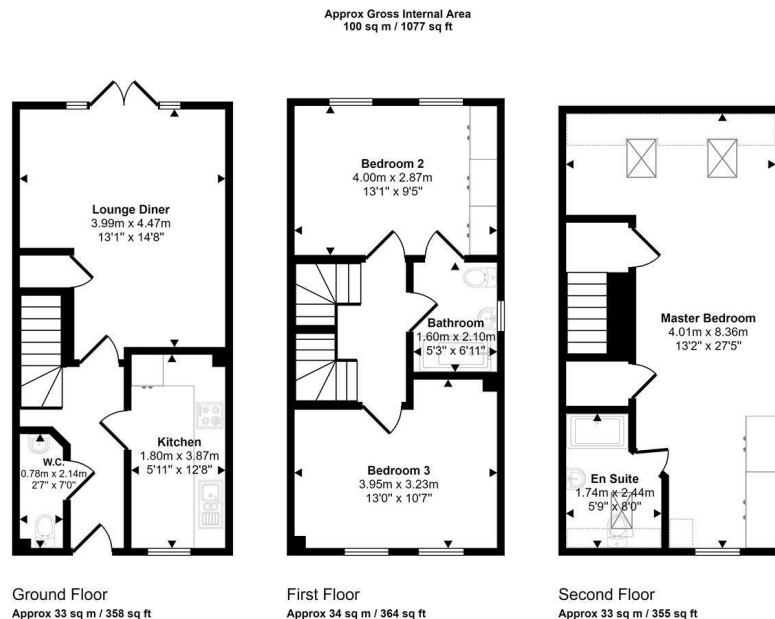
Living here means you can enjoy country walks at Northumberlandia, just minutes from your doorstep. As well as being a short drive or walk from Manor Walks shopping centre and Cramlington train station. With local amenities, close access to the A19 and A1 and schools rated 'Good' nearby, West Meadows is the perfect place for your family to call home.

Available from 28/11/24

*Hyperoptic broadband pre-installed

*Council Tax/EPC TBC.

Lomond on behalf of Lloyds Living, part of Lloyds Banking Group operates a growing portfolio of more than 3,000 professionally managed homes for rent, improving access to good value, quality, sustainable housing across the UK. Lloyds Living helps to support investment into local communities by building and renting homes that people want, in the places they are needed.



Denotes head height below 1.5m
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

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

The difference between house and home

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.



www.janforsterestates.com

Gosforth
High Heaton
Tynemouth
Property Management Centre

0191 236 2070
0191 270 1122
0191 257 2000
0191 236 2680

