



 Jan Forster

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Petherton Court | Kingston Park | Newcastle Upon Tyne | NE3 2RE

£1,200 Per Month



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- Three Bedrooms
- Unfurnished
- Off Street Parking
- Garage
- Available XXX
- Semi Detached House
- Utility Room
- Council Tax Band: C



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Three-Bedroom Semi-Detached Home | Petherton Court, Kingston Park

This well-positioned three-bedroom, semi-detached home is situated on Petherton Court in Kingston Park. The property is available now on an unfurnished basis and offers well-proportioned accommodation, making it an ideal choice for a range of tenants.

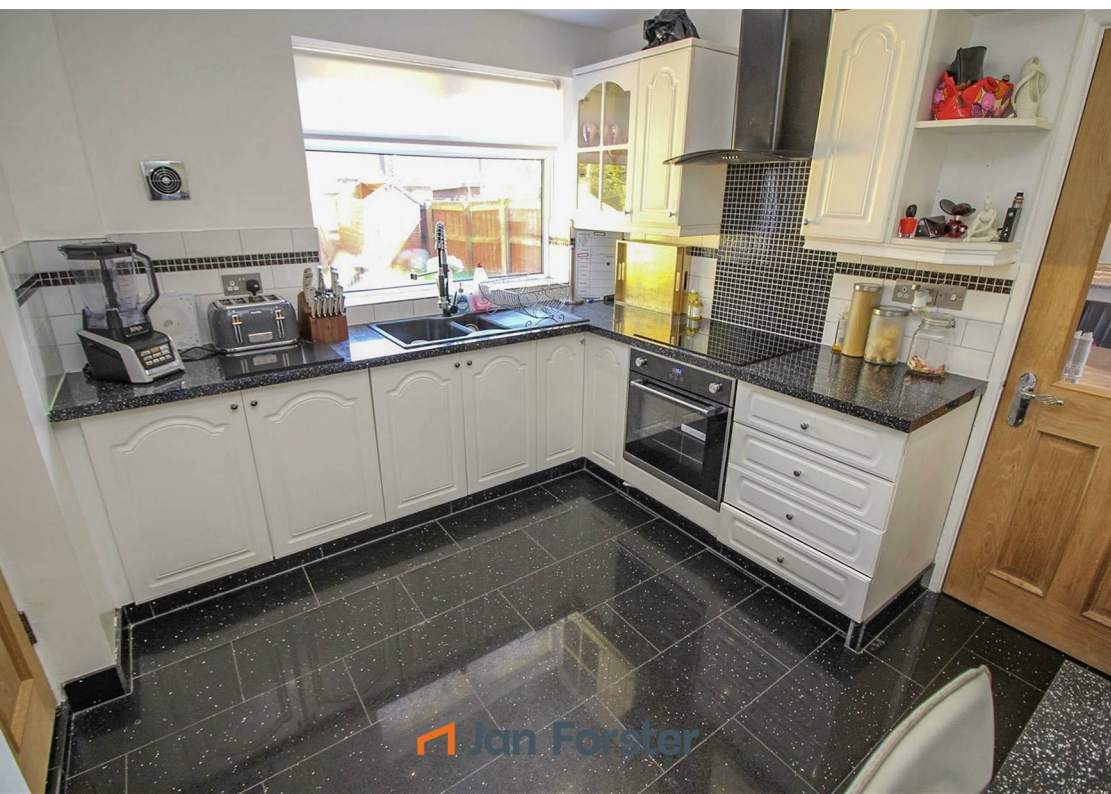
The property briefly comprises an entrance porch leading into a welcoming lounge, together with a separate kitchen. To the first floor are three bedrooms and a family bathroom/WC, providing practical and comfortable living accommodation.

Externally, the property benefits from a garden the front alongside an attached garage and there is also a rear garden, providing useful outdoor space for relaxation and entertaining.

The location is particularly convenient, with a wealth of local amenities, schools and transport links within easy reach, providing excellent access to surrounding areas and everyday facilities.

For further information or to arrange a viewing, please contact 0191 236 2070.

Council Tax Band: A



Should you decide to rent a property, a completed Rental Application Form is required for each adult proposing to rent the property, along with 2 forms of identification, including verification of your Right To Rent in the United Kingdom and a **Holding Deposit Fee equivalent of one week's rent rounded down to the nearest £5.00**. This Holding Deposit will be off-set against the first month's rental payment received.

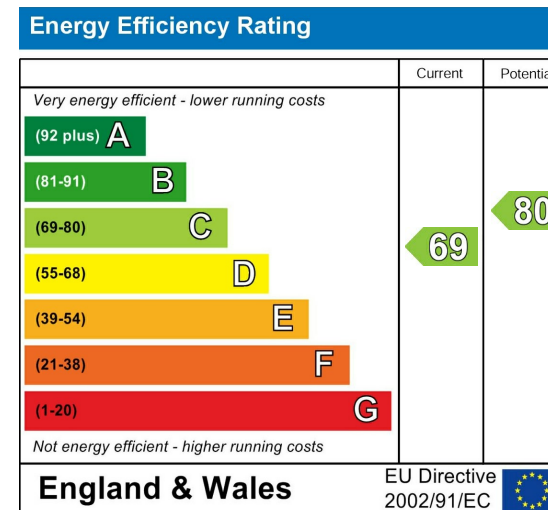
The Holding Deposit is non-refundable should you fail the Right To Rent checks, you provide misleading information, you withdraw from the property or you fail to take reasonable steps to enter into a tenancy within the agreed timescale. The Holding Deposit does not constitute the offer of acceptance of a tenancy until such time as successful referencing is completed and the Tenancy Agreement is signed and executed by both parties. We will liaise with you to agree on a start date for the tenancy.

Schedule 2 of the Tenant Fees Act 2019 – Treatment of the Holding Deposit – governs how we deal with the Holding Deposit. This Schedule applies where a Holding Deposit is paid to either a Landlord or Letting Agent in respect of a proposed tenancy of housing in England. In this Schedule, 'the deadline for agreement' means the fifteenth day of the period beginning with the day on which the Landlord or Letting Agent receives the Holding Deposit. Unless both parties agree otherwise, this Holding Deposit must be returned to you if it is decided by the Landlord or Letting Agent not to proceed with the tenancy after a Holding Deposit has been paid. The deposit must be returned to you no later than 7 days after a decision is made not to proceed.

The difference between house and home

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www.janforsterestates.com



Contact Us: 0191 236 2070

