

BRUNTON

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MAGNOLIA DRIVE, NEWCASTLE UPON TYNE

£1,350 Per Month

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Available NOW - Rent £1,350pcm - 4 Bedroom Semi-Detached Property - Detached Garage - Large Rear Garden- Built In Appliances - Quiet Residential Street - Available on a Unfurnished Basis - Council Tax Band A - EPC Rating B - Call Today

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The home features four well-appointed bedrooms, ensuring that there is plenty of room for family members or guests. The two bathrooms are thoughtfully designed, catering to the needs of a busy household while maintaining a sense of elegance and style.

Upon entering, you are welcomed into a spacious reception room that serves as the heart of the home, ideal for entertaining or simply relaxing after a long day. The layout is both practical and inviting, making it easy to envision your life unfolding within these walls.

With its contemporary design and high-quality finishes, this property is not only a place to live but a lifestyle choice. The surrounding area of Newcastle Upon Tyne offers a delightful mix of local amenities, parks, and community spirit, making it an ideal location for families and professionals alike.



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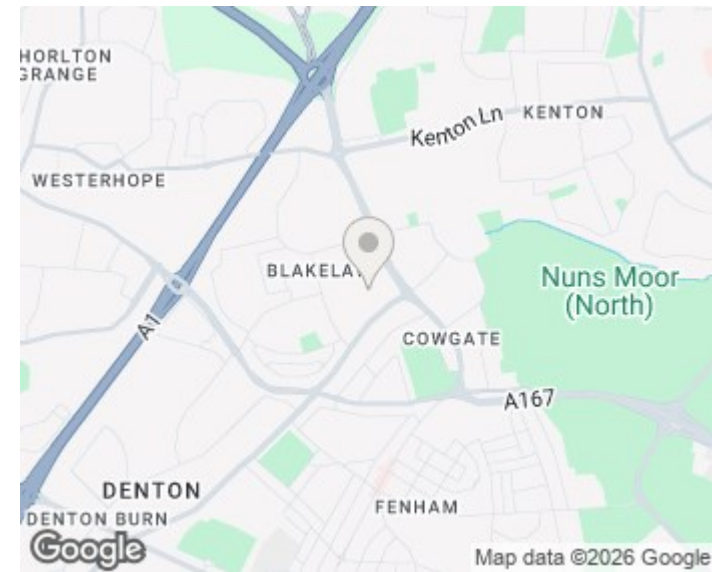
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TENURE :

LOCAL AUTHORITY :

COUNCIL TAX BAND : A

EPC RATING : B



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			95
(81-91) B		86	
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	