



Trading Places



54 Mill Vale , Newburn, NE15 8HF

Trading Places are delighted to offer to the rental market this semi detached townhouse situated on Mill Vale in Newburn. The location is well supported for links to Newcastle City Centre/Quayside, The Metro Centre, A1 & A69 Motorways and onwards to Newcastle Airport, Hexham and Gateshead Team Valley, whilst within convenient reach of local shopping, supermarkets, riverside parks, schools and regular bus routes.

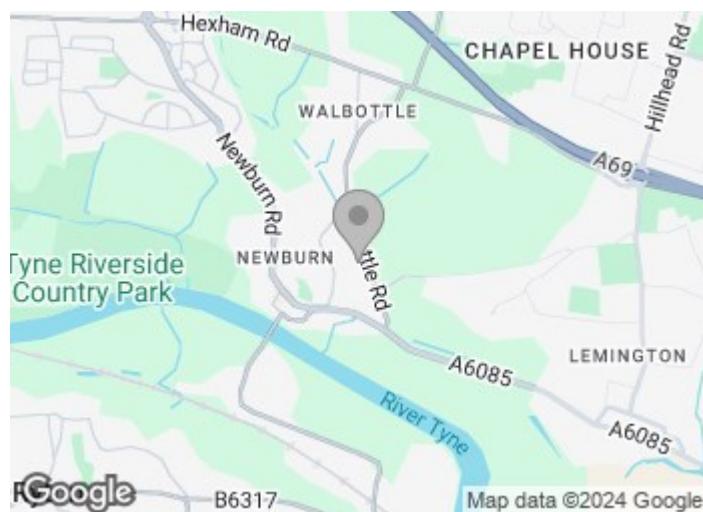
Offering spacious accommodation spread over three floors. The ground floor briefly comprises of an entrance hall, cloakroom/WC, modern fitted kitchen/dining room with family area and a utility room. To the first floor there is a lounge and two bedrooms, with stairs leading to the second floor which offers master bedroom with ensuite facilities, a further bedrooms and a bathroom/wc. The property also benefits from gas central heating and double glazing. Externally there are front and rear gardens. The front of the property is mainly lawned and bordered by hedging, with drive to side leading to the single integrated garage. To the rear there is an enclosed garden mainly laid to lawn with patio area.

£1,350 Per Calendar Month

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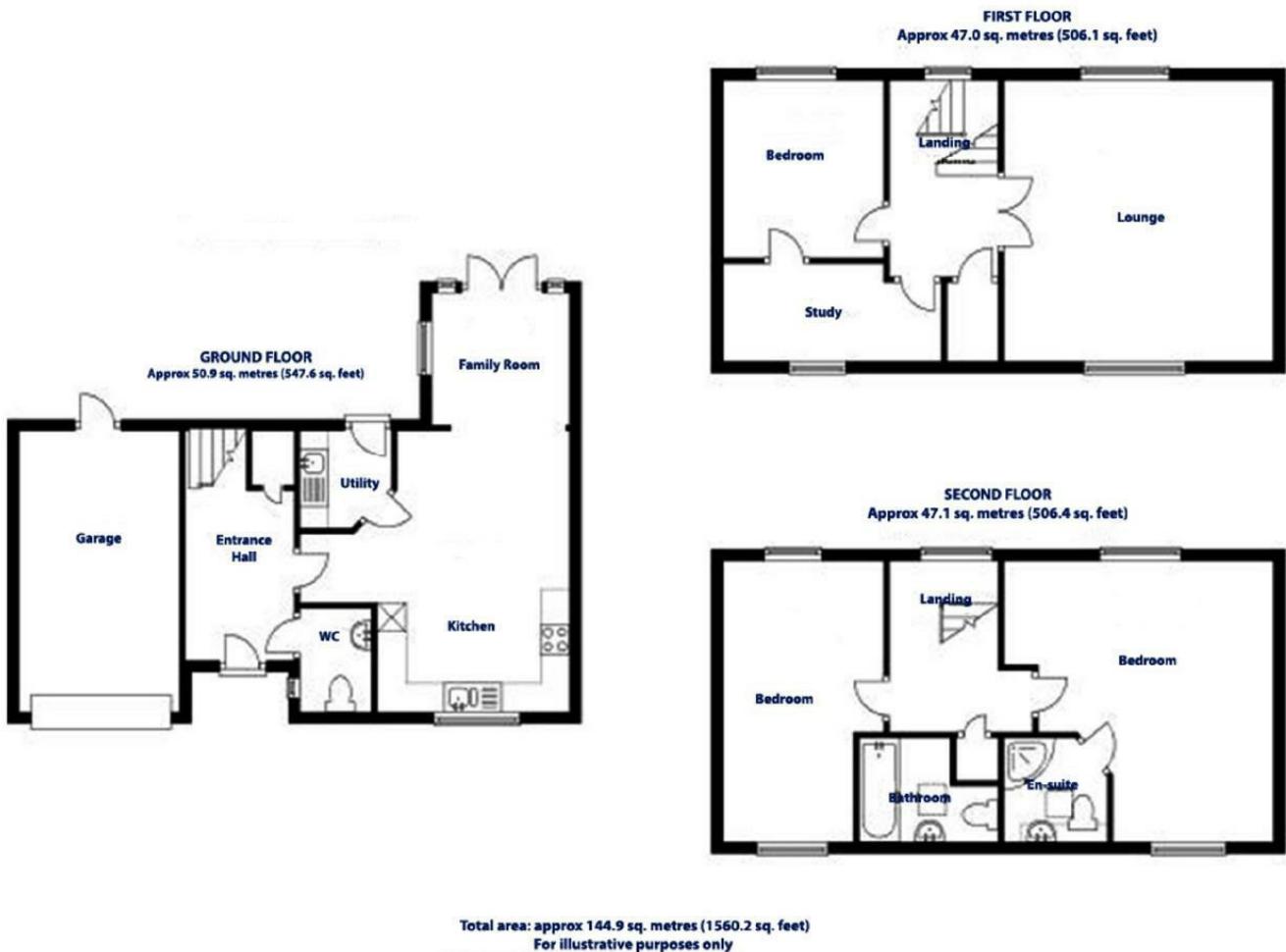
- Semi-Detached Townhouse
- Four Bedrooms (Master With Ensuite)
- Front and Rear Gardens
- Great Road Links and Local Bus Routes
- Offered Unfurnished
- Available August 2024
- Modern Fitted Kitchen/Dining Room
- Close to a Host of Amenities and Schools



Directions



Floor Plan



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. Intending purchasers 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
<small>Very energy efficient - lower running costs</small>			
(92 plus) A	B	71	83
(81-91) B	C		
(69-80) C	D		
(55-68) D	E		
(39-54) E	F		
(21-38) F	G		
(1-20) G			
<small>Not energy efficient - higher running costs</small>			
England & Wales		EU Directive 2002/91/EC	EU Directive 2002/91/EC

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