



**Belmont Court, Belmont, DH1 2QN**  
**2 Bed - Apartment**  
**£575 Per Calendar Month**

**ROBINSONS**  
SALES • LETTINGS • AUCTIONS • SURVEYS

PART FURNISHED \* TOP FLOOR APARTMENT \* POPULAR DEVELOPMENT CLOSE TO DURHAM CITY \* TWO BEDROOMS \* WELL PRESENTED \* PARKING \* GCH and UPVC DOUBLE GLAZING \*

Comprises of : hallway, lounge with open plan kitchen area with modern fitted kitchen with integral fridge freezer, dish washer, oven and hob and washing machine. Two bedrooms and bathroom/wc. Externally there are communal garden areas, and allocated parking.

Belmont Court is located within Durham and has close proximity to national cycle routes, countryside and walks, local shops, bars, take away and restaurants. Located outside the development is a bus stop with good commuting links and links to Durham rail station. Motorists can gain access to the North and South on the A19 or the A1(M) via the A690. Durham City is approx. 1.5 miles: Sunderland approx. 11 miles: Newcastle approx. 14 miles and Newcastle Airport approx. 22 miles.

Specifications: Professionals Only, No Smokers or Pets

REQUIRED EARNINGS - TENANTS: £17,250pa;  
GUARANTORS: if required £20,700pa

**Lounge open plan with kitchen**

18"4" x 11"11" (56.08 x 338.63)

**Bedroom 1**

10"4" x 10"10" (31.70 x 307.85)

**Bedroom 2**

10"06" x 6"10" (306.63 x 185.93)

**New room**



# OUR SERVICES

Mortgage Advice

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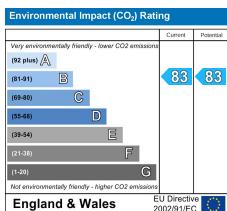
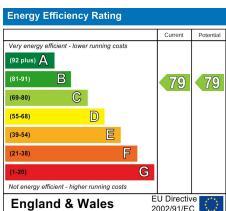
Property Auctions

Lettings and Management

Strategic Marketing Plan

Dedicated Property Manager

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## DURHAM SALES & LETTINGS OFFICE

### DURHAM CITY

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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

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