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- Professional Landlord
- White Goods Included
- Pets Considered
- Council Tax Band TBC
- Zero Deposit Option Available
- New Build Property
- Off Road Parking
- Call For More Information
- Long Term Tenancies Available





ZERO DEPOSIT OPTION AVAILABLE.

Jan Forster Estates are delighted to offer this brand new 'Norbury', located in the Meadow Hill development, in Throckley.

Located just 7 miles west of Newcastle city centre, it's the ideal base yet is still within easy reach of the city's shops, bars, and restaurants. Just a short drive to Ponteland (4.2 miles) or Jesmond (8.1 miles) open a further choice of green spaces, riverside walkways, boutiques, cafes and restaurants.

An impressive three-storey, 3-bedroom home. The ground floor opens with a modern kitchen to the front and a spacious lounge diner to the rear. French doors extend the living space into the garden, and there is also a WC and a handy storage cupboard. The first floor presents two generous double bedrooms with excellent storage space and a contemporary family bathroom. Occupying the entire top floor, the expansive main suite features a dressing area, luxury en-suite, and additional storage. Externally there is an enclosed garden to the rear, ideal for relaxing or entertaining and there are two parking bays.

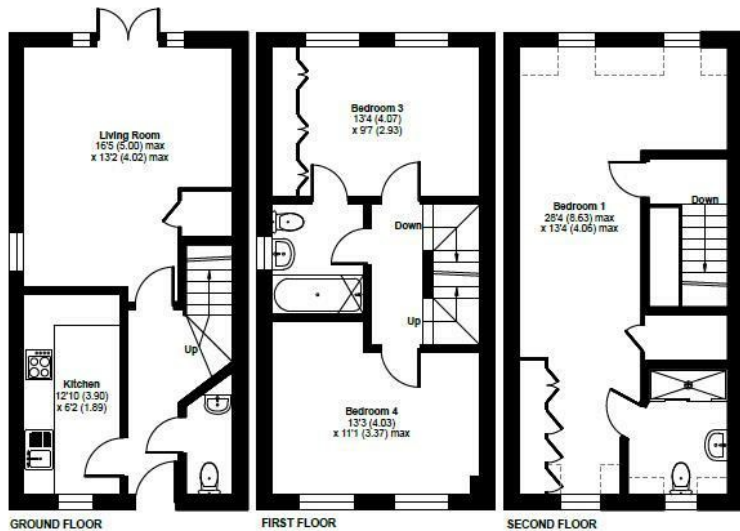
Lomond, on behalf of Lloyds Living, part of Lloyds Banking Group, operates a growing portfolio of more than 3,000 professionally managed homes for rent, improving access to good value, quality, sustainable housing across the UK. Lloyds Living helps to support investment into local communities by building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

Property features and specifications may vary on a plot-by-plot basis. Whilst every attempt has been made to ensure accuracy, all measurements are approximate and not to scale. Computer-generated images, floor plans, and photos (CGIs) are for illustrative purposes only and may not represent the final design or finish of the property. For further information on layouts and specifications, please speak to your Lloyds Living representative.

Approximate Area = 1118 sq ft / 103.8 sq m  
 Limited Use Area(s) = 25 sq ft / 2.3 sq m  
 Total = 1143 sq ft / 106.1 sq m  
 For identification only - Not to scale



Denotes restricted  
head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © n/a/2025. Produced for Lomond Property (Lettings). REF: 1385875

## The difference between house and home

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[www.janforsterestates.com](http://www.janforsterestates.com)

### Energy Efficiency Rating

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

Contact Us: 0191 236 2070

