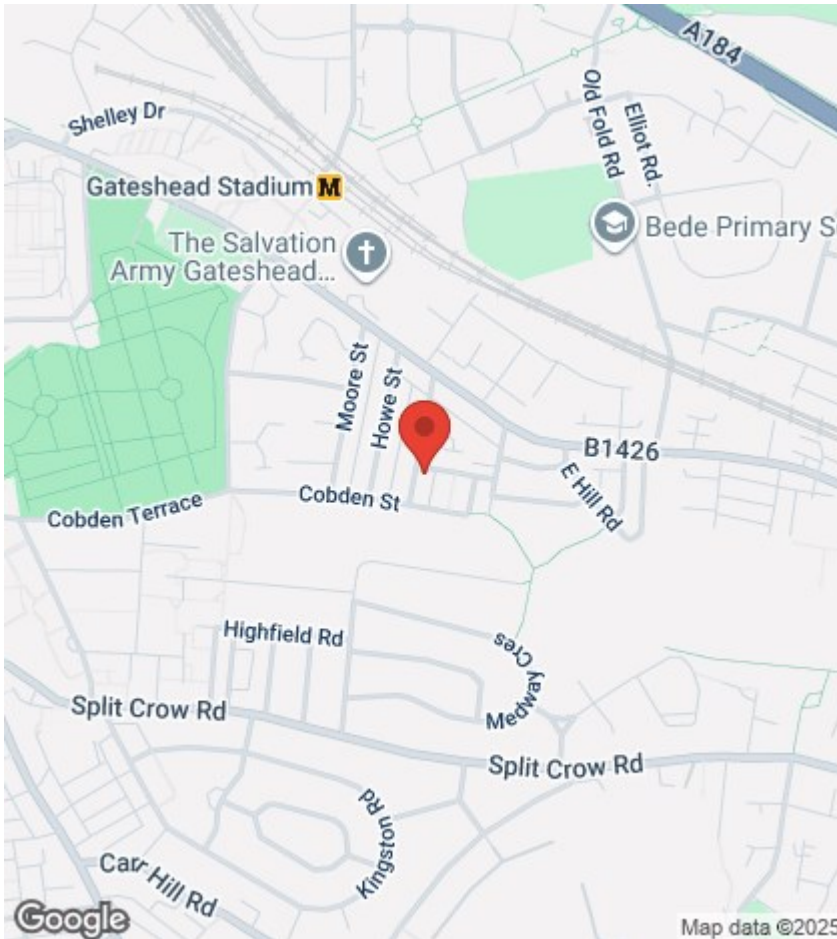


King Edward Place, Gateshead NE8 3PS

**£795 Per Calendar Month**

- GATESHEAD
- GROUND FLOOR FLAT
- DOUBLE GLAZING
- AVAILABLE NOW
- TWO BEDROOMS
- METRO
- PART FURNISHED
- GCH



## Viewings


Viewings by arrangement only. Call 0191 2401818 to make an appointment.

## Council Tax Band:

A

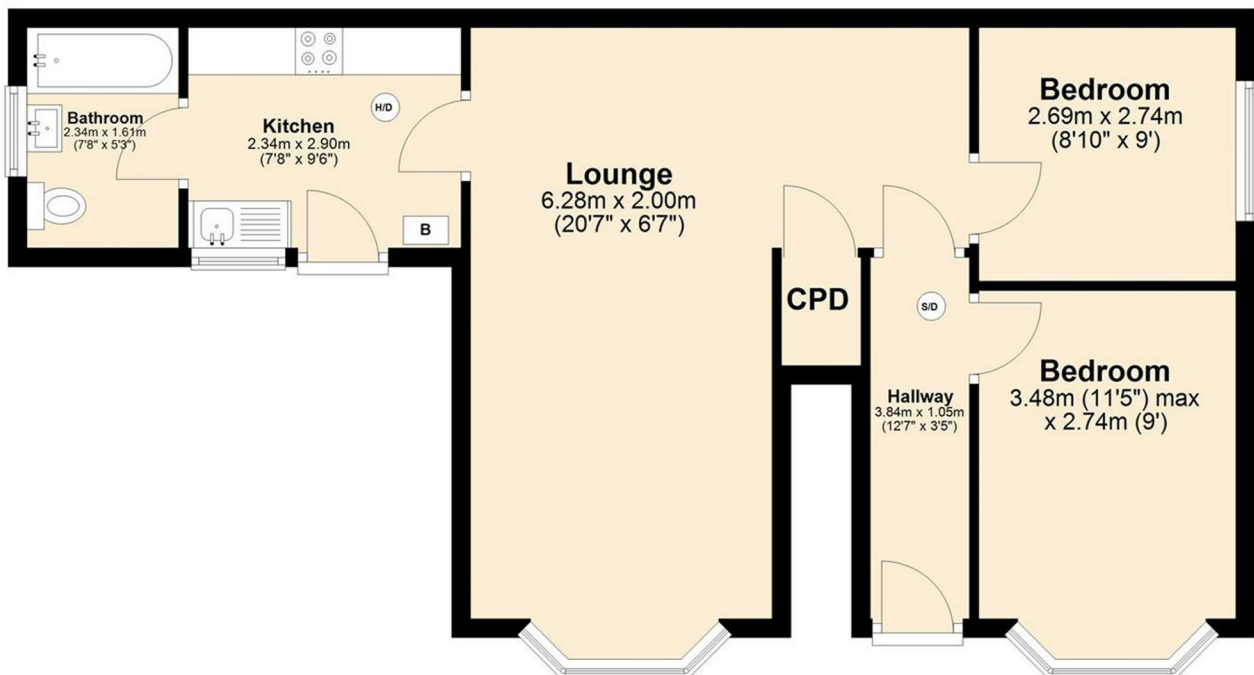
## EPC Rating:

D

| Energy Efficiency Rating                    |  |           |
|---|--|-----------|
|   | Current  | Potential |
| Very energy efficient - lower running costs |  |           |
| (92 plus) <b>A</b>                          |  |           |
| (81-91) <b>B</b>                            |  |           |
| (69-80) <b>C</b>                            |  |           |
| (55-68) <b>D</b>                            | 61   | 75        |
| (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  |           |

## Ground Floor

Approx. 59.8 sq. metres (643.9 sq. feet)



Total area: approx. 59.8 sq. metres (643.9 sq. feet)

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements of benches, stairways, openings etc are approximate. They should not be relied upon for any purpose and do not form part of any agreement. No liability is taken for any error or mis-statement.  
Plan produced using PlanUp.