

property offer







**43, Tynedale House,
Benwell
Newcastle upon Tyne,
NE15 6UP**

- **Two bed 4th floor adapted apartment**
- **Benwell**
- **Landlord: Newcastle City Council**
- **westendhousingservices@yhn.org.uk**

A Newcastle City Council Tenancy Includes:

- **No Deposit/ Fees**
- **Low Rent**
- **24 Hr Repair Service**
- **No Fixed Term tenancies**
- **Access to Newcastle Furniture Service**
- **Access to our Support and Progression Team**

Key facts

 £pw	86.99 inc. Service charges
	2
	1-walk in shower
	1



www.yhn.org.uk
www.tyneandwearhomes.org.uk



the property

43, Tynedale House, Benwell, Newcastle upon Tyne, NE15 6UP

YHN are pleased to offer this **TWO BED 4th FLOOR ADAPTED APARTMENT exclusively for over 55's** in the popular Benwell area in the West End of Newcastle upon Tyne.

This property comprises of:

- Spacious and modern communal landing.
- Secure by design front door leading to a spacious entrance hallway.
- Well proportioned and airy living room with electric feature fire.
- Kitchen with modern doors/ units, co-ordinated worktops and ample storage.
- Modern bathroom with walk in shower, wash hand basin and toilet.
- Two good sized double bedrooms.

The property benefits from:

- Fantastic views.
- Double glazed windows throughout.
- Electric heating.
- Secure communal door entry,
- Communal garden area.
- Ideal for a households requiring 1-2 bedrooms, over 55 with affordability.
- EPC rating is D-63.



Key facts

£_{pw}

86.99 inc. Service charges



2



1-Walk in shower



1



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the area

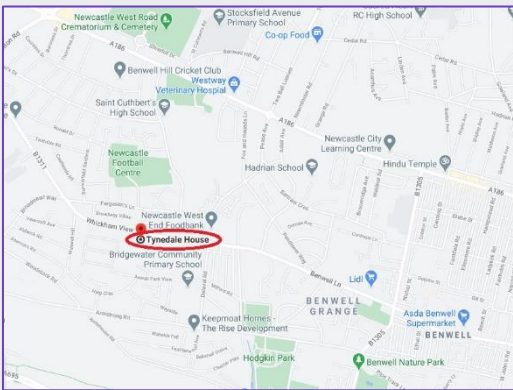


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The Benwell area is a popular suburb with a strong, close knit community spirit near the Benwell Grange area in the West end of Newcastle upon Tyne.

The Location of this property offers:

- Local shops including Lidl just 0.7 miles away or a 13 minute walk.
- Benwell Village and a selection of local businesses including Hair Salon and cafes and major supermarkets Asda and Iceland just 0.9 miles / 19 minute walk away.
- The vibrant Newcastle City centre with a large selection of shops, bars, restaurants, leisure experiences and major transport links is just 3.1 miles away or a 11 minute commute.
- Regular local bus routes offering access across the region including the City centre every 15-20 minutes on your doorstep.
- Newcastle Trampoline Park, Gym and Soccerworld offering a range of activities can be found on The West Road just 1 mile away or a 19-minute walk.
- The West Road also offers a range of places to eat and socialise.



Key facts



86.99 inc. Service charges



2



1-walk in shower



1



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more images

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Front view



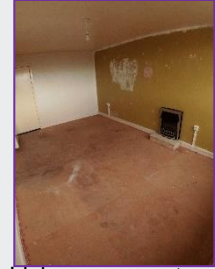
Communal entrance



Entrance hallway



Living room- Electric fire



Living room- entry



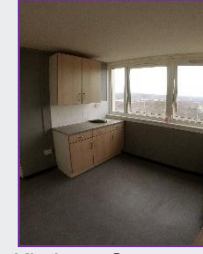
Spacious modern kitchen



Kitchen- storage / cooker space



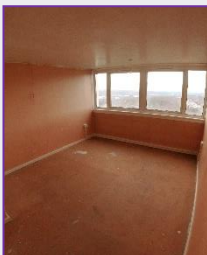
Kitchen – sink space



Kitchen- Storage / window



Bathroom- walk in shower



Double bedroom 1



Double bedroom 2



Double bedroom 2



Fantastic views



Communal garden

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1-walk in shower



1

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