



25 Silkin Way, Newton Aycliffe
Newton Aycliffe



£750 pcm



25 Silkin Way

Newton Aycliffe, Newton Aycliffe

A spacious and versatile home, ideally situated in a popular area of Newton Aycliffe with easy access to the town centre. Just decorated and featuring new carpets throughout, the property offers generous accommodation, beginning with an entrance porch and hallway leading to a modern breakfast kitchen and a spacious lounge featuring a decorative fire. Double doors open from the lounge into a flexible room that can be used as a dining space, family room or an additional ground floor bedroom, which also provides access to a convenient shower room with W.C.

To the first floor, there are three good-sized bedrooms along with a family bathroom fitted with a shower over the bath and a separate W.C. Externally, the property benefits from low-maintenance front and rear gardens, as well as a large timber storage shed. The home is complete with gas central heating and double-glazed windows throughout.

This well-located and freshly updated property offers comfortable and adaptable living, making it an excellent choice for a range of tenants.

Rent £750 | Bond £850 | Holding deposit Required
£173.08

Tenants Income Requirements: £22,500 | Guarantor
Income Requirements: £27,000

Council Tax band: A

Tenure: Freehold

- Spacious and versatile 3/4 bedroom layout
- Modern breakfast kitchen and generous lounge



Porch

Entrance Hall

Kitchen | Diner

Lounge

Family Room | Bedroom 4

Shower Room

Landing

Bedroom 1

Bedroom 2

Bedroom 3

Bathroom





FRONT GARDEN

REAR GARDEN





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C	68	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC 		

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B		82
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales EU Directive 2002/91/EC 		



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