



## Newlands Road

, Newcastle Upon Tyne, NE2 3NT

# Rental £140Weekly

6 bedroom House available Now

85 New Elvet, Durham, County Durham, DH13AQ  
[newcastle@loc8me.co.uk](mailto:newcastle@loc8me.co.uk)

0330 330 0999

### Opening Times

Mon Closed; Tues Closed  
Wed Closed; Thurs Closed  
Fri Closed; Sat Closed; Sun Closed

\* Furnished

### Situation

Perfectly located just off Jesmond High Street, boasting a multitude of local shops and restaurants, this six bed, two bathroom property is ideal for socialising and enjoying student life. Residents will be mere minutes from Ilford Road Metro Station, a 15 minute bus journey to the City Campus Library and the Philip Robinson Library! At the heart of this home is an open lounge area and double beds throughout, this property is an ideal environment for students looking to study in a quiet and central location. This property was refurbished in 2024 and has been finished to the highest of standards! All rooms are equipped with a bespoke desk, chair, wardrobe, and double bed; additionally, the property has two bathrooms, making it easy to share amongst housemates. We offer a bill inclusive package for hassle free living at just £142p/w! Bills include: - Gas - Electric - Water - TV Licence - Contents Insurance - WiFi This year we have teamed up with Ecolgi, who will help to offset our carbon emissions by planting a tree for each house that signs a bills inclusive package with Loc8me! Property reference: prop-4220 EPC rating: E Council Tax band: B Book a viewing today to secure your comfort in this home. Every house has a story, make yours in a loc8me one!

### Accommodation

All measurements are approximate.

### Further Information

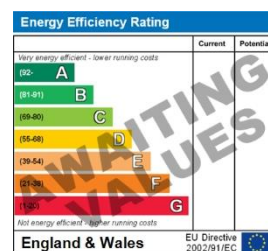
The deposit required is £1,200

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

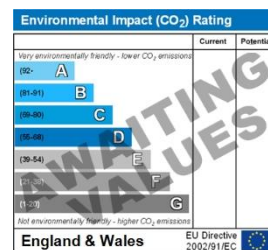
The landlord is willing to rent the property for a minimum of 12 Months and a maximum of 12 Months

### Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO<sub>2</sub>) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions. The higher the rating the less impact it has on the environment.

Property Ref: inst-17589

Creation Date: 14/07/2025

#### IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Orange Living Limited, 2025. Orange Living Limited Registered in England No. 06537787