

# BRUNTON

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## RESIDENTIAL



**MAGENTA CRESCENT, NEWCASTLE UPON TYNE**

**£1,295 Per Month**

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**AVAILABLE FEBRUARY - £1295PCM - DETACHED HOME - SOUGHT AFTER LOCATION - 4  
BEDROOMS - UNFURNISHED - EPC B - COUNCIL TAX BAND E**

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TENURE :

LOCAL AUTHORITY :

COUNCIL TAX BAND : E

EPC RATING :

E



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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		EU Directive 2002/91/EC