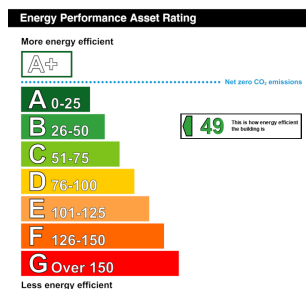




**hackett**  
PROPERTY

**Studio 10 Park Lane Studios 12-14 Park Lane,  
Sunderland, Tyne and Wear SR1 3NX**  
▪ Damage Deposit (5 Weeks Rent) - £836.53



**£725 pcm**



1 Bathroom



1 Bedroom

### PROPERTY FEATURES

- Council Tax Band A (students must provide exemption)
- ALL NEW LUXURY STUDENT STUDIOS

12a Frederick Street,  
Sunderland, SR1 1NA

01915109950

[enquiries@hackettproperty.com](mailto:enquiries@hackettproperty.com)

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PRS Property Redress Scheme

Available From 11/09/2025

An absolutely stunning new development of super luxurious fully self contained studios situated within the heart of Sunderland city centre only a short walk from the City University Campus.

Be first to live in this fantastic scheme –

Sure to be considered Sunderland's finest accommodation, comprising a prime location, stylish fittings throughout, large contemporary kitchens and comprehensive security – its perfect for looking for a central location and all luxury. Viewing is essential!!

Council Tax Band - A (students must provide an exemption)

Damage Deposit £836.53 (5 weeks rent)

## Agents Note

Tenants must be full time students to live in this scheme.

The landlord has requested a minimum 12 month tenancy, should this tenancy term not meet your needs please let us know as it may be possible to negotiate this. Please note that this cannot be guaranteed.

## Property Information

- \* Located close to Park Lane bus and metro terminus / very central / under 5 minutes walk to City University Campus.
- \* Spacious and certainly luxurious – very high quality
- \* ALL BILLS INLCUED (not council tax). Heating and electric / Super Fast Wi-Fi and TV license.
- \* Smart TV's.
- \* Superb kitchens with full size oven and larder fridge freezer, some with dishwasher.
- \* Stylish contemporary fittings, furnishings / work desk and chair / double beds / breakfast bars.
- \* Fob entry / intercom.
- \* First floor.
- \* Laundry is onsite and FREE.
- \* Bike store.
- \* Communal area

## Studio 10

- 4.71m x 3.60m approximately