

## 108 Chiltern Way, Northampton, NN5 6BP




**£825**

A very spacious and well presented first floor flat with balcony and garage, located in Duston, with good road links to the town centre and Sixfields. The accommodation comprises of the entrance hall, living room with balcony, separate kitchen with hob and double oven, large double bedroom and stylish bathroom with shower over the bath. There is also a utility room with washing machine and single garage. Further benefits include double glazed windows, and gas central heating.

Available unfurnished from early June 2025, £825PCM. Deposit £951.00. Holding deposit £190.00, which will be deducted from the first months rent.

Rates Apply, council tax band A. Initial tenancy length is 12 months with a 6 month break clause.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	72	80
England & Wales		
EU Directive 2002/91/EC		
		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
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