

# Whites

ESTATE AGENTS

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## Flat 4, 353A Wellingborough Road, Northampton, NN1 4ER




**£725**

A lovely one bedroom, second floor flat, located on The Wellingborough Road, with easy access to a host of amenities and Abington Park. The well presented (freshly painted) accommodation comprises of a spacious open plan living room/kitchen with oven and hob and fridge, double bedroom, and modern shower room. The heating is electric, and the windows are double glazed.

Available unfurnished from Now, £725 PCM which includes the water charge. Deposit £836.00. Holding deposit £167.00, which will be deducted from the first rent payment.

Rates apply: Council tax band A. Initial tenancy length 12 months with a 6 month break clause.

Car parking is on street where available.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	65	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(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>		
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