



1a Booth Lane North

Boothville, Northampton, NN3 6JE

£975 PCM



IF YOU WOULD LIKE TO VIEW THIS PROPERTY PLEASE CLICK THE BUTTON WITH THE EMAIL LOGO AND WE WILL BE IN TOUCH.

Available to move into 7th June 2025!

A well presented two bedroomed apartment located above a commercial office with a paved parking area providing off-road parking for one car.



Unfurnished Accommodation: Entrance hall, living room/dining room, kitchen, two double bedrooms, bathroom, decked roof terrace, off-road parking. Maximum of two sharers. No children or pets permitted. Energy Rating E. Council tax band A.

The property has its own private ground floor entrance with stairs leading to the first floor, with a contemporary glass door opening into the entrance hall. The split level living/dining room measures 28`03 x 10`11 with contemporary pebble-effect fireplace and fitted shelving and French doors leading to the decked roof terrace. The kitchen has grey painted cabinets with a gas hob and electric oven, with laminate flooring, a window overlooking the decked terrace.

The master bedroom has a built-in wardrobe and measures 12` max x 11`10. Bedroom two has a built-in wardrobe and measures 9`04 x 9`10 max. The bathroom has a white suite with an electric shower over the bath and wooden laminate flooring.

This apartment is conveniently located next to a convenience store, a hair salon and a public house. The property has upvc double glazed windows to the front only with Venetian blinds and has gas central heating.

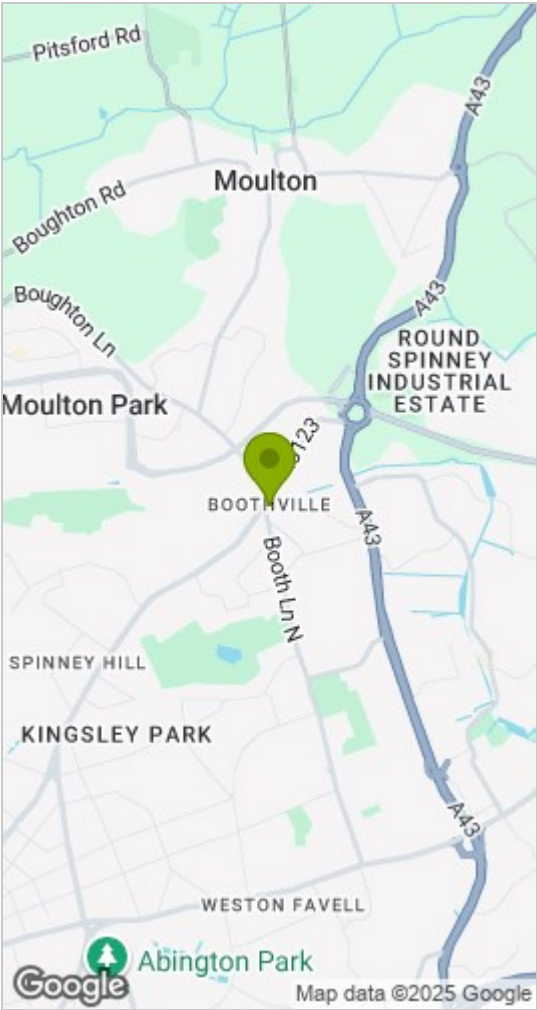
There is an additional £60 monthly water charge payable on top of the rent as this is metered communally.

Living Room/Dining Room 28'3 x 10'11 (8.61m x 3.33m)


Bedroom One 12' x 11'10 (3.66m x 3.61m)

Bedroom Two 9'4 x 9'10 (2.84m x 3.00m)

Area Map



Energy Efficiency Rating

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 	

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