



Stone Cottage

Upper Heyford, Northampton, NN7 3LX

£1,600 PCM



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A three bedroom detached stone cottage belonging to the Althorp Estate situated on the edge of Upper Heyford adjacent to farmland on the road leading to Nether Heyford.

The property is presented to a high standard to include gas radiator heating, modern kitchen and bathroom, neutral carpets and quality wood effect vinyl and upvc double glazing.

The property further benefits from gated off road parking for three cars, an attached outbuilding and garden laid to lawn to the rear and side of the property enclosed by stone walling. Energy Rating E. 12 month minimum let. One small pet considered. Please note, an additional £50 per month will be payable with the rent for granting permission for a pet on the tenancy agreement.



Unfurnished Accommodation: Entrance hall, lounge, kitchen/dining room, pantry, cloakroom/wc, first floor landing, three bedrooms, bathroom, off road parking. 12 month minimum let. Energy Rating E. One small pet considered.

The front door leads into the entrance hall which contains the stairs to the first floor and latched doors lead to the lounge and kitchen/ dining room. The dual aspect lounge has two window seats, a brick fireplace with open fire facility and recessed shelving. The kitchen/dining room has wood effect flooring, white cabinets, wood effect work surfaces, a ceramic hob and electric oven. There is also plumbing and space for a dishwasher and washing machine. A door leads to a pantry with shelving, the back door leads into the rear porch and a further door leads into the newly re-fitted cloakroom/wc.

Upstairs, the good size master bedroom has dual aspect windows with window seats. Bedroom two is a double size and bedroom three is single size with a cupboard housing the boiler. The bathroom has both a bath and corner entry shower cubicle with a heated towel rail and wood effect flooring.

Living Room 14'2 x 11'8 (4.32m x 3.56m)

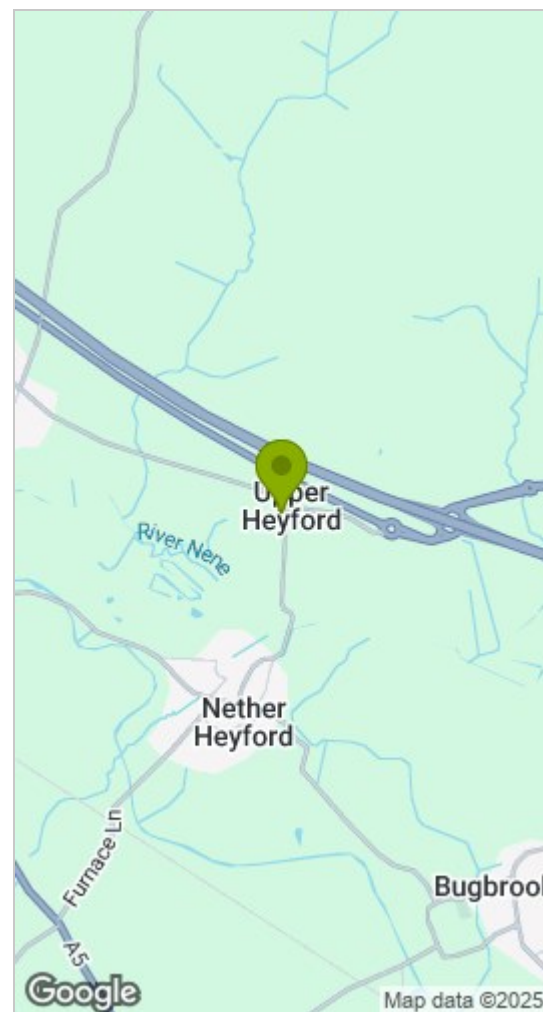
Kitchen/diner 16'10 x 14'3 (5.13m x 4.34m)

Master Bedroom 14'10 x 11'11 (4.52m x 3.63m)

Second Bedroom 15 x 8'7 (4.57m x 2.62m)

Third Bedroom 11'5 x 6'7 (3.48m x 2.01m)

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		76
(55-68) D		
(39-54) E	52	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

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