

39 Abbey Road, Northampton, Northamptonshire NN4 8EY



£639

STUDENT 25/26 **WIFI & COMMUNAL CLEANER INCLUDED** **SIX ENSUITE STUDENT BEDROOMS TO LET FOR ACADEMIC YEAR 2025/26** In Far Cotton, easy access to town centre and to Waterside Campus. Two storey six bed all with ensuite student house with separate living room. Comprising of entrance hall leading to communal lounge, Room 2's separate WC, ground floor bedroom and kitchen leading to a further bedroom. The Kitchen has two cookers, two hobs and extractors, washing machine, fridge/freezer and dishwasher. There are four further ensuite bedrooms upstairs.

Inclusive of Gas, Electricity & Water capped to a maximum usage, WIFI included, Monthly cleaner for the communal areas included. Must be in full time education. To rent to a group of students on individual tenancies, with room prices ranging from £575 - £652 per month. For you and your friends to rent this whole house £600 is required, as a holding deposit. Tenancy deposit amount of £300 per room. Viewing NOW, register your interest now via email to students@whitesnorthampton.co.uk or CALL 01604 233600.

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		
	63	78
England & Wales		
EU Directive 2002/91/EC		
		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales		
EU Directive 2002/91/EC		
		