



22 Lime Grove  
Rushden, Northants NN10 6ES



Simpson & Weekley

\*\*\*WHOLE BLOCK SHOWN\*\*\* Simpson & Weekley Lettings are delighted to offer this two/three bedroom duplex apartment within the sought after Grade II Listed former John White shoe factory with the added benefit of its own private roof terrace via a spiral staircase. The accommodation has been newly decorated and briefly comprises entrance hall, lounge with spiral staircase leading up to the roof terrace, modern fitted kitchen, bathroom with shower over the bath and bedroom 3/study/dining room to the lower floor. To the first floor there are two bedrooms. The property also benefits from gas radiator central heating, one allocated parking space in car park and the use of extensive communal gardens and internal communal areas. The property is available immediately and viewing is very highly recommended. Sorry, strictly no pets. EPC Rating C. Council Tax Band B.

£850 PCM

 2  1  2



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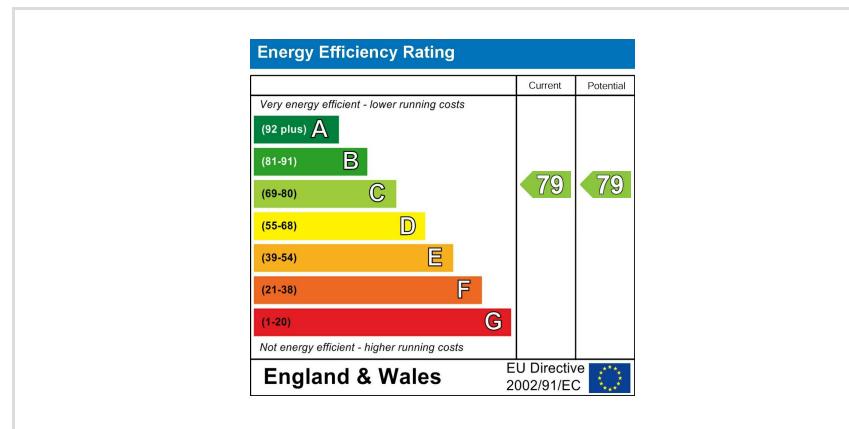
GROUND FLOOR  
460 sq ft. (42.7 sq m.) approx.

1ST FLOOR  
335 sq ft. (31.2 sq m.) approx.



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TOTAL FLOOR AREA: 795 sq ft. (73.9 sq m) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or inaccuracy. The services, systems and equipment have not been tested and no guarantee is given as to their operability or efficiency can be given.  
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