



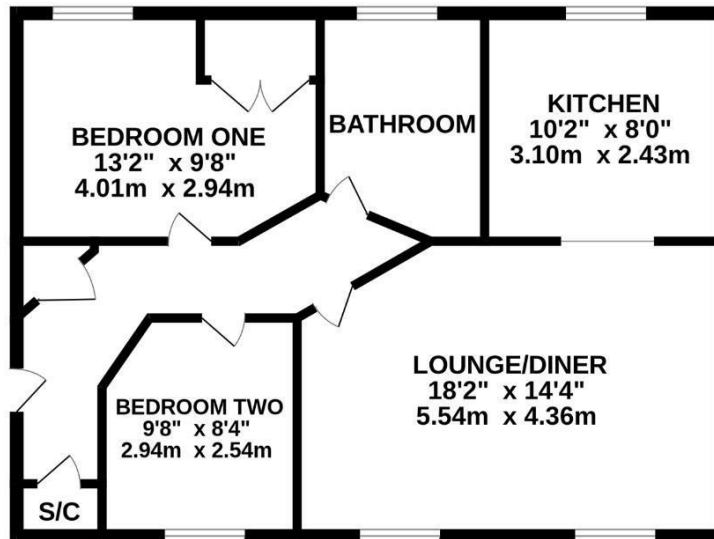
## 5 BLACK CAT STREET NORTHAMPTON, NN5 4EF

**£175,000**  
**LEASEHOLD**

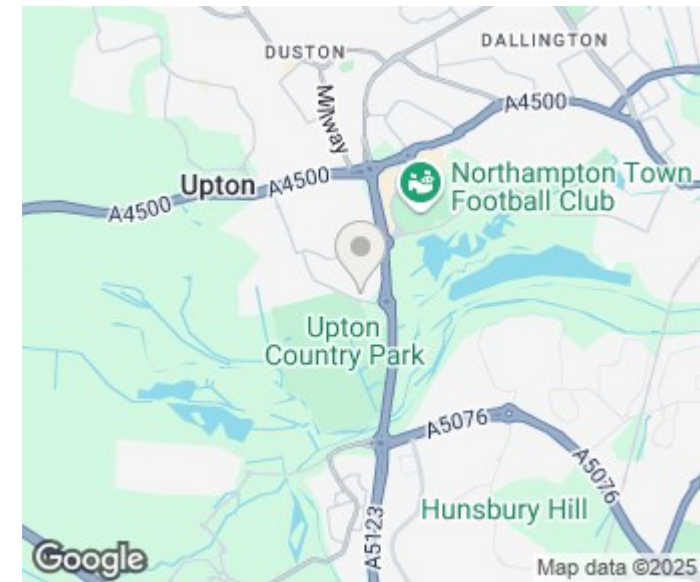
Stonhills are pleased to offer this well-presented two double bedroom second floor apartment in the popular area of Upton, close to Upton Country Park. The property benefits from high ceilings, a spacious lounge/diner, kitchen, bathroom, and an allocated parking space. Located near open green space with excellent access to the A45, M1, and local bus routes — ideal for first-time buyers, professionals, or investors.



## SECOND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(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>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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