



10 George Street, Wellingborough, NN8 4QW

£995







# 10 George Street

Wellingborough, NN8 4QW

CHECK OUT THE SPACE ON OFFER HERE ! Hawksbys are pleased to bring to the rental market this very large 2 bedroom apartment which boasts 1278 Square feet of accommodation. This apartment has its own private entrance door, it's own stairwell and sits above a furniture warehouse which operates normal business hours 9am to 5pm. Benefits of this spacious apartment include: Lounge/Diner measuring over 21ft in length, 2 generous double bedrooms measuring over 17ft in length, modern kitchen, modern bathroom with bath and separate shower enclosure, UPVC double glazing and gas radiator central heating. AVAILABLE RIGHT NOW !

CALL HAWKSBY'S NOW TO ARRANGE YOUR VIEWING 01933 22 44 44



## Entrance Stairwell

## Stairs Leading To Entrance Door

## Entrance Hall

**Lounge/Diner** 21'8 x 17'7 (6.60m x 5.36m)

## Kitchen/Breakfast Room

18'5 max narrowing to 9'11 x 13'6 not inc bay (5.61m max narrowing to 3.02m x 4.11m not inc bay)

**Bedroom 1** 17'6 x 9'7 (5.33m x 2.92m)

**Bedroom 2** 17'5 x 9'7 (5.31m x 2.92m)

**Bathroom** 11'4 max x 8'6 max (3.45m max x 2.59m max)







**Directions**









Floor Plans



Viewing

Please contact our Wellingborough Office on 01933 224444 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

32 Sheep Street, Wellingborough, Northamptonshire, NN8 1BS  
Tel: 01933 224444 Email: sales@hawksbys.net

Location Map



Energy Performance Graph

| 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<br>2002/91/EC |