

## River View, Northampton, NN4 8EL



## £995 PCM

Two bedroom, two bathroom ground floor apartment within walking distance of Northampton town centre, Train Station with direct links to London Euston & Birmingham. The property benefits from separate private entrance, allocated parking for one car, lounge/kitchen combined (oven and hob, fridge / freezer no other appliances supplied) Two double bedrooms, en-suite shower room to master and further separate bathroom with shower over bath. Gas radiator central heating, UPVC double glazing. The EPC is C and the council tax band is C.

Rent £995.00 per month (Additional £60 water and sewage charge per month)



Deposit £1,148.08


Weeks rent in advance to secure property £229.62

Please note we are advertising on behalf of an independent landlord and all enquires will be forwarded onto them.

River View, Northampton  
NN4 8EL



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		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 CO <sub>2</sub> emissions		
England & Wales		EU Directive 2002/91/EC 

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.