

8 Wheatsheaf Close

Wellingborough, NN8 1WJ

Simpson & Weekley

MORE SPACE FOR FAMILY LIFE AT STANTON CROSS
Welcome to the Lockton, a brand new three bedroom home offering 1,001 sq ft / 93 sq m of living space at Stanton Cross.

A separate living room and generous kitchen/dining room provide space to relax and entertain. The kitchen includes integrated Bosch appliances, storage and double doors to the private rear garden. A downstairs WC adds convenience. Upstairs are two double bedrooms, a third bedroom, built-in wardrobe to the principal bedroom and a contemporary family bathroom. Outside are a generous garden, off-road parking for two cars and dedicated EV charging.

ENERGY EFFICIENCY COMES AS STANDARD
EPC B, solar PV panels and an Air Source Heat Pump support efficient electricity use, heating and hot water, alongside EV charging.

RENT WITH CONFIDENCE
Rental Living by Legal & General is your long-term landlord, offering professionally managed homes and an exclusive online health, wellbeing and lifestyle benefits programme. Find out more at legalandgeneral.com/rentallivingby

A RENTAL HOME YOU CAN MAKE YOUR OWN
Pets are welcome. Residents can personalise their home, including painting or garden planting, subject to approval where required.

ENJOY LIFE AT STANTON CROSS
Enjoy green space, Stanton Cross Primary School & Nursery and nearby Wellingborough amenities. The railway station provides direct services to London St Pancras.

NO DEPOSIT OPTION
Flatfair No Deposit is available, with an upfront fee of 28% + VAT of the monthly rent instead of a traditional deposit. See www.flatfair.co.uk/tenants

Available Immediately
EPC B
Council Tax Band TBC

Images are illustrative and may be CGI or show a similar property; the actual home may differ.

£1,525 Per Month

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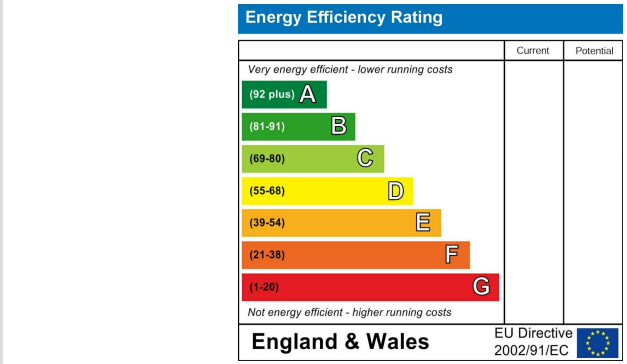




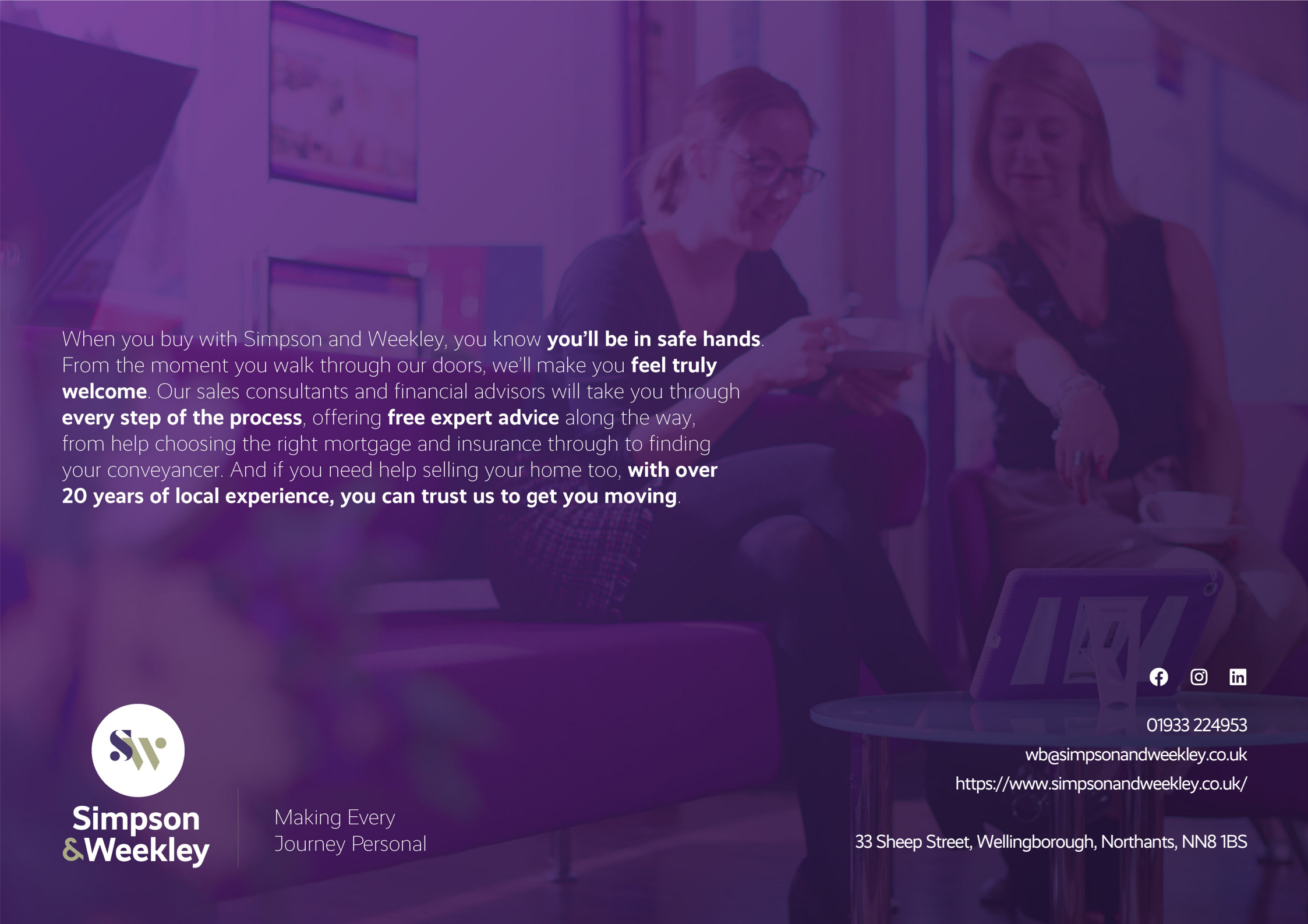


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Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
England & Wales
EU Directive 2002/91/EC





When you buy with Simpson and Weekley, you know **you'll be in safe hands**. From the moment you walk through our doors, we'll make you **feel truly welcome**. Our sales consultants and financial advisors will take you through **every step of the process**, offering **free expert advice** along the way, from help choosing the right mortgage and insurance through to finding your conveyancer. And if you need help selling your home too, **with over 20 years of local experience, you can trust us to get you moving**.

Simpson & Weekley

Making Every Journey Personal

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