



8 Denbeigh House Rectory Road  
Rushden, Northamptonshire NN10 0AT



**Simpson & Weekley**



Located in the heart of Rushden is this first floor apartment that comes with allocated parking and was fully renovated in recent times to now boast a refitted kitchen and bathroom and benefits from replacement modern electric storage heating. The accommodation in brief consists of an entrance hall, lounge/dining room that flows in an open plan format into the kitchen, there is a shower room and a spacious master bedroom that comes with built in wardrobes. The property also comes with an allocated parking space. Set in the town centre the property provides easy access to the High Street by foot. There are a number of parks and countryside walks nearby and the A45 and A6 are also nearby providing access routes to the larger towns of Wellingborough and Bedford respectively where direct trains can see you arriving in London in well under an hours journey. An ideal first time purchase, buy to let investment opportunity or property to downsize to. EPC Rating C, Council Tax Band A



Offers In The Region Of £85,000



1



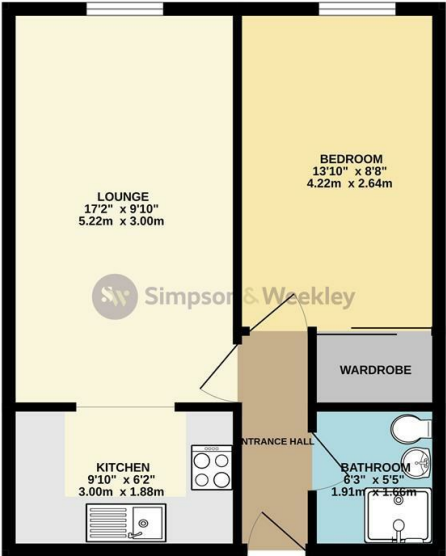
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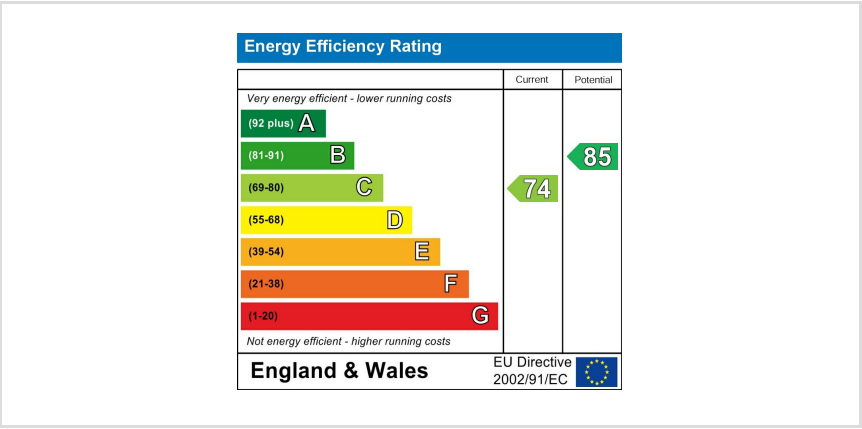
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GROUND FLOOR  
431 sq.ft. (40.1 sq.m.) approx.



TOTAL FLOOR AREA: 431 sq.ft. (40.1 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by 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.  
Made with Hozonapp (2023).





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