

Stamford Road, Kettering, NN16 8XZ



£695 PCM

Smartamove are pleased to offer for let this stunning second floor double en-suite room in this refurbished three storey, spacious HMO Victorian town house. The property is situated close to the local amenities. The room comes fully furnished to include double bed, bedside cabinets and wardrobe. All bills are included except TV license and there is free WiFi. Benefits are gas radiator central heating, Upvc double glazing, fitted kitchen/breakfast room with marble worktop and built in appliances, a separate utility room with washing machine and tumble dryer plus front and rear gardens. Available 2nd March subject to references. There is a minimum stay of 6 months and deposit is one months rent. The EPC rating is C.

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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	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ 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.