



House

**FLAT 1, BOWDEN  
HOUSE, 39 BOWDEN  
ROAD, ST JAMES,  
NORTHAMPTON, NN5  
5LT**

PCM

**£800 PCM**

#### FEATURES

- St James
- Walking distance to train station
- Fully redecorated & recarpeted throughout
- Gas Central Heating
- Double Glazing
- Allocated off road parking
- Good road links
- Council Tax Band - A



**HOWKINS &  
HARRISON**

# 1 Bedroom House located in St James

A fully redecorated & recarpeted one bedroom, ground floor apartment located in this established district of Northampton.

With many nearby amenities, the property is also within walking distance of Northampton Railway Station & offers excellent road links to A43, A45 & M1 junctions 15a/16.

The property comprises of an entrance hallway, spacious lounge, kitchen with a brand new cooker, double bedroom & shower room.

The property also benefits from double glazing, gas central heating & allocated off road parking.

EPC Rating - C

Council Tax Band - A

Call us on  
Tel: 01604 823445

[howkinsandharrison.co.uk](http://howkinsandharrison.co.uk)

Council Tax Band

A

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	71	73
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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HARRISON