richard james

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Chatsworth Drive Wellingborough NN8 5FB

Monthly Rental Of £870 pcm



Total area: approx. 51.6 sq. metres (555.3 sq. feet)

This plan is a guide only to represent the layout of the property and is not totally to scale. The bathroom fitments and kitchen units may vary in shape and size.

Lettings & Management
27 Sheep Street Wellingborough
Northants NN8 1BS
01933 424666

The Property Ombudsman
relocation agent network

Available after 19th December 2026 and situated in the popular residential area of Gleneagles in a cul-de-sac is this well presented two bedroom semi detached which benefits from uPVC double glazing, gas radiator central heating and built in kitchen appliances. The property further offers a refitted bathroom suite and off road parking for one vehicle leading to a single garage. The accommodation briefly comprises entrance hall, lounge, kitchen/breakfast room, two bedrooms, bathroom, gardens to front and rear and a garage with off road parking in front.

Entrance Hall

Lounge 13' 9" max x 13' 4" max (4.19m x 4.06m)

Kitchen/Breakfast Room 13' 8" x 7' 8" (4.17m x 2.34m)(This measurement includes the areas occupied by kitchen units)

First Floor Landing

Bedroom One 10' 8" max x 10' 1" max (3.25m x 3.07m)

Bedroom Two 10' 4" x 6' 9" (3.15m x 2.06m)

Bathroom

Outside Front - Gravel, paving, courtesy light.

Garage - Metal up and over door, power and light connected, off road parking to the front.

Rear - Mainly laid to lawn, patio, tap, wooden fencing, gated access to front.

Council Tax
We understand the council tax is band B (£1,842.64 per annum. Charges for 2026/27).

Energy Performance Certificate
This property has an energy rating of 70. The full Energy Performance Certificate is available upon request.

General Data Protection Regulations 2018
Should you wish to view this property, we will require certain pieces of personal information in order to provide a professional service to you and our client.

The personal information provided by you may be shared with the landlord, but it will not be shared with any other third parties without your consent.

If you wish to apply for a tenancy, you must complete the tenancy application form. The personal information supplied in the application form will be passed to our management department and our referencing company who carry out credit and referencing checks and provide us with a report on your suitability as a tenant.

In completing the application, you agree that the application can be passed to them for this purpose.

More information on how we hold and process your data is available on our website – www.richardjames.net

Tenant Requirements

- First month's rent of £870 pcm
- Deposit of £1,003.84
- Your details will be submitted to our referencing company, who will carry out a credit check and obtain previous landlord references and employment references
- Proof of identification (passport or driving licence and proof of address i.e. utility bill)
- Right to remain documents (if applicable)
- Holding deposit of £200.76 (one weeks' rent). This is to reserve a property, subject to referencing. Please note: This will be retained if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing). This holding deposit will be returned within 15 days or apportioned to rent with the prospective tenants consent if referencing is successful.

£1,873.84 (Total)

Client deposits are protected by the Tenancy Deposit Scheme. Please note we are unable to accept debit or credit card payments.

Home contents insurance

We require our tenants to have home contents insurance. This not only covers the tenants belongings, but also covers their liability to the landlord for damage to his property. Please ask for further information.