



77 Rochelle Way

Duston, Northampton, NN5 6YJ

£875 PCM



IF YOU WOULD LIKE TO BOOK A VIEWING PLEASE CLICK THE BUTTON WITH THE EMAIL LOGO TO REGISTER YOUR INTEREST!

Available to move into 7th February 2024.

Presenting a well-appointed one-bedroom mid-terraced house in Duston, NN5, featuring off-road parking and a rear garden.



Unfurnished accommodation comprises an entrance hall, open-plan living area/kitchen, first-floor landing, double bedroom, bathroom, Rear garden and off-road parking for one car. No pets are allowed. The property has an energy rating of C and falls under Council Tax Band A.

This one-bedroom mid-terraced house boasts gas-fired combi radiator heating, wood grain laminate flooring on the ground floor, carpeted stairs and first floor, and a contemporary-style bathroom.

Upon entering through the front door, you find an entrance lobby with a storage cupboard housing the gas boiler. A door leads to the open-plan kitchen/living area. The entire area features wood laminate flooring, patio doors to the rear garden, and stairs to the first floor. The kitchen is equipped with white units, a wood-effect worktop, an electric hob, and an electric oven.

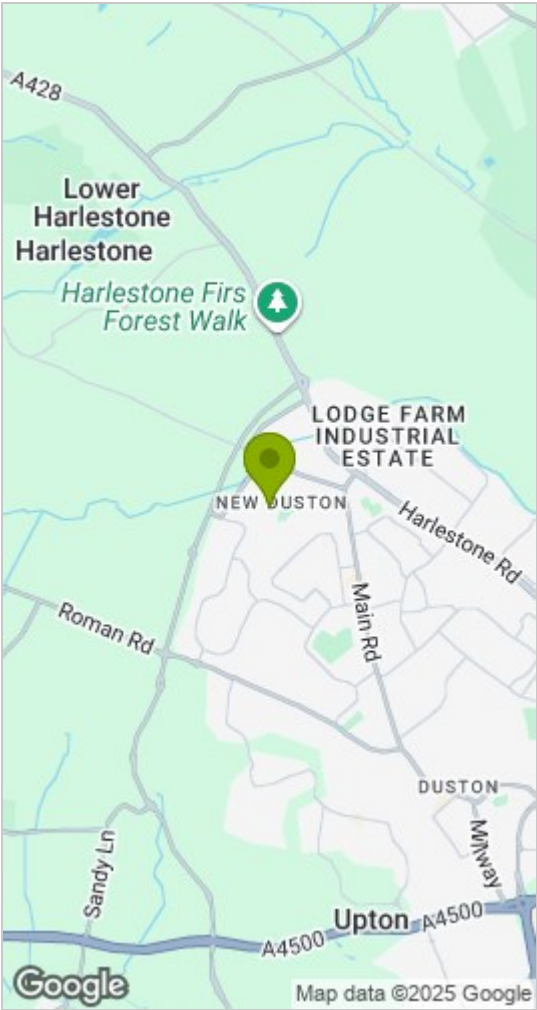
On the upper floor, the landing includes a velux window and a built-in cupboard with a hanging rail. The bathroom boasts a contemporary style with a white suite, shower over bath, glazed screen, and ceramic tiled flooring. A good size carpeted double bedroom with built-in cupboard and window overlooking the front.

Outside, there is off-road parking at the front, and a low-maintenance rear garden features patio and gravelled areas, a shed, and a pedestrian gate providing access to the rear.

Open Plan Lounge/Kitchen 20'10 x 10'08 (6.35m x 3.25m)

Bedroom 11'11 x 10'08 (3.63m x 3.25m)

Area Map



Energy Efficiency Rating

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	

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