



58 Damselfly Road

Pineham, Northampton, NN4 9ES

£1,250 PCM



IF YOU WOULD LIKE TO VIEW THIS PROPERTY PLEASE CLICK THE BUTTON WITH THE EMAIL LOGO AND WE WILL BE IN TOUCH.

Available to move into from 20th May!

Welcome to Damselfly Road, Northampton - a charming village location that could be the perfect setting for your new home! This delightful two-bedroom house, built in 2015, offers a cosy retreat with a well-presented interior that is sure to impress.



Unfurnished accommodation: Entrance hall, W/C, open plan kitchen/living room, two double bedrooms, bathroom, rear garden and off-road parking for two cars. No Pets Permitted. No Children Permitted. EPC – B. Council Tax band - C

Step into this delightful semi-detached house, which boasts a warm and inviting atmosphere. Upon entering you're greeted by the entrance hallway with wooden flooring and a convenient storage cupboard which houses a washing machine. Please note that the landlord is not liable for the repair or replacement of this machine. The WC has a low level white toilet and a handwash basin with tiled splashbacks.

The open plan lounge and kitchen blend seamlessly to create one great living space. The cream-coloured kitchen is equipped with an integrated oven, a four-ring gas hob and a fridge-freezer. Ample storage is provided by sleek cupboards and drawers. The living area, carpeted for comfort, also has white UPVC patio doors leading to your private rear garden.

Ascend the stairs to the first floor where you will find both bedrooms and the bathroom. The master bedroom is carpeted and has double built-in wardrobes, plus a window overlooking the rear garden. The modern bathroom features a white three piece bathroom suite with a power shower over the bath. The second bedroom is generously sized and overlooks the front of the property. This room would make a great guest room or a home office.

Externally, the property continues to impress with its rear garden, featuring a patio area, a small lawn, and a storage shed. There is convenient side access leading to the front of the property. Plus, allocated parking for two cars on the driveway ensures hassle-free parking.

Located in a desirable neighbourhood, situated within close proximity of Sixfields Retail Park and the nearby Upton Country Park offers picturesque outdoor spaces for leisurely strolls and recreational activities. You have various transportation options as the M1 is nearby and Northampton Train station is only 10minutes away.

Don't miss out on this fantastic opportunity to make this charming house your new home. Schedule your viewing Today!!

Entrance Hall 5'02 x 4'02 (1.57m x 1.27m)

W/C 4'10 x 4'02 (1.47m x 1.27m)

Open Plan Kitchen/Lounge 18'07 x 13'00 (5.66m x 3.96m)

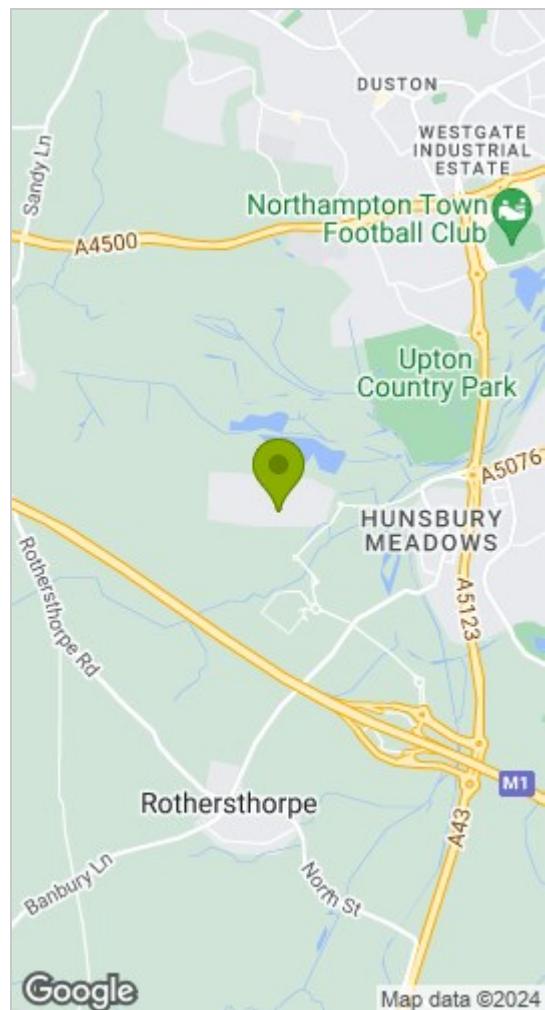
Landing 9'09 max x 6'07 (2.97m max x 2.01m)

Master Bedroom 13'01 x 7'11 (3.99m x 2.41m)

Bathroom 6'03 x 6'02 (1.91m x 1.88m)

Bedroom Two 13'02 x 7'08 (4.01m x 2.34m)

Area Map



Energy Efficiency Rating

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	96	
(81-91) B	81	
(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	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

9 Westleigh Office Park, Moulton Park, Northampton, Northamptonshire, NN3 6BW

Tel: 01604 250066 Email: rentals@greenerrentals.com <https://www.richardgreener.co.uk>