533 Obelisk Rise
Kingsthorpe
NORTHAMPTON
NN2 8UF

£700 Per Month

- **AVAILABLE MID JULY**
- **GROUND FLOOR**
- **ALLOCATED PARKING**
- **GARDEN**
- **ONE DOUBLE BEDROOM**
- **GAS CENTRAL HEATING**
- **THREE PIECE BATHROOM WITH SHOWER**
- **ENERGY EFFICIENCY RATING: C**

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Available Mid July A one bedroom ground floor maisonette situated in the heart of Obelisk Rise, a short distance into town and Moulton Park Industrial Estate. A good size lounge, double bedroom with shower en-suite, kitchen with integrated fridge/freezer, electric cooker and extractor fan. There is a small court yard garden area and allocated parking.

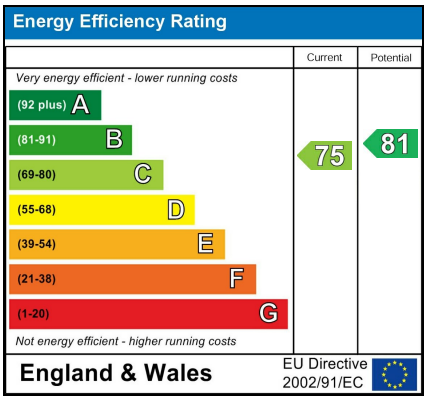
Hallway
Enter through front door into enclosed porch area.

Lounge/Dining
1574'10" x 1213'11" (480 x 370)
4.80m x 3.70m (15' 9" x 12' 2") Hard laminate flooring, tall modern panel radiator, under stairs storage cupboard, airing cupboard storage and bay window to front elevation.

Kitchen
721'9" x 721'9" (220 x 220)
2.20m x 2.20m (7' 3" x 7' 3") Fitted with base and wall mounted cupboards, hard top surface, inset single drainer stainless steel sink unit, built-in single electric oven inset electric hob and extractor over. Integrated tall standing fridge/freezer and washing machine left as gesture of good will. Half splashback tiling and tiling to ceiling. Window to side elevation.

Bedroom
1312'4" x 853'0" (400 x 260)
4.00m x 2.60m (13' 1" x 8' 6")Double bedroom with hard grey laminate flooring, window to rear elevation and single panel radiator.

En-suite
Three piece suite comprising of black marble effect tiling in shower, white metric half tiling to all walls, white toilet and sink basin, square shower cubicle with double head gravity fed shower. Window to side elevation and single towel rail radiator.



Disclaimer

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 or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.