

## 61 Palmerston Road, Northampton, NN1 5EU



### **£625 Per Month**

A spacious one bedroom, living room, ground floor flat, ideally located within walking distance of Northampton town centre. And the Hospital The flat is split over two levels - the ground floor and lower ground floor. New carpets have just been fitted and the flat is neutrally decorated throughout. The ground floor accommodation comprises of the entrance hall, double bedroom, living room, kitchen with electric hob and oven. To the lower ground floor is the shower room, separate room with the toilet and sink, and access to a cellar room.

Available unfurnished now, £625.00 PCM. Deposit £721.00 Holding deposit £144.00, which will be deducted from the first months rent.

Rates apply, council tax band A. Car parking is on street. A parking permit is required from the council for around £45 per year.

| 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<br>2002/91/EC |

| Environmental Impact (CO <sub>2</sub> ) Rating      |         |                            |
|-----------------------------------------------------|---------|----------------------------|
|                                                     | Current | Potential                  |
| Very environmentally friendly - lower CO2 emissions |         |                            |
| (92 plus) A                                         |         |                            |
| (81-91) B                                           |         |                            |
| (69-80) C                                           |         |                            |
| (55-68) D                                           |         |                            |
| (39-54) E                                           |         |                            |
| (21-38) F                                           |         |                            |
| (1-20) G                                            |         |                            |
| Not environmentally friendly - higher CO2 emissions |         |                            |
| England & Wales                                     |         | EU Directive<br>2002/91/EC |