



44 Kingsley Park Terrace, Kingsley, Northampton NN2 7HH
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Rent
£750 pcm + fees*

Security Deposit
£865

Availability
Immediately

Exclusions
No Smokers

Furnishing
Unfurnished

**47 Webbs Factory Bunting Road
Queens Park
Northampton
NN2 6HU**

A recently redecorated and well presented one bedroom second floor apartment in the popular Webbs Factory development. The accommodation briefly comprises entrance hall, open plan living room/dining room/kitchen, one double bedroom with built in wardrobe, modern fitted bathroom and a study/home office. The apartment has one allocated parking space in the secure carpark, access to a communal gym and communal gardens. Council Tax Band:- C. EPC Rating- TBC

Second Floor Apartment | Recently Redecorated Throughout | Lounge/Dining/Kitchen | One Double Bedroom | Office | Allocated Parking Space

*** OUR FEES ***

Refundable Application Holding Deposit: One Weeks' Rent (To reserve a property and refundable if the Landlord decides not to proceed with your application. These monies will not be refunded if you decide not to proceed with the application, fail Right to Rent checks, provide false or misleading information or fail to provide any information needed to proceed with your application within 15 days. If your application is successful these monies will be deducted from your first months' rent). Refundable Security Deposit Five Weeks' Rent: (To cover breaches of agreement. This will be registered and protected with the Tenancy Deposit Scheme (TDS) and may be refunded at the end of the tenancy subject to property inspection). For other Permitted Fees please see the relevant section of the Tenant Guide on our website or visit our offices.

Pet Rent: Should the Landlord accept a pet in the property, the rent will be increased by £25 per month per free roaming pet. Pets are only accepted at the Landlord's discretion and this does not mean that this particular property will accept a pet. Enquiries should therefore be made prior to viewing.

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Local Area Information

Northampton is a large market town 67 miles northwest of London. The UK's 3rd largest town without official city status, it used to be the centre of the shoemaking industry and whilst Church's and Tricker's survive, the majority of factories have since been converted into accommodation or offices. The Town Centre has a variety of pubs, bars, restaurants, shops and businesses predominantly located on The Drapery, Abington Street, Gold Street, Market Square or in the Grosvenor Centre. There are also two theatres (Royal & Derngate) and a cinema/leisure complex. Just east of the town centre is the district of Cliftonville, predominantly focused on medical practitioners and the site of the general hospital as well as the privately run St Andrews and Three Shires. In the opposite direction in an area known locally as Castle Hill, the mainline Train Station operates services to both London Euston and Birmingham New Street. For road travel, Northampton has the A45 and A43 ring roads right on its doorstep plus access to three junctions of the M1 (15, 15a & 16).