



**Great Park Street, Wellingborough NN8 4PR**  
**£550 PCM**

- Fully Furnished
- Two Shower Rooms
- Town Centre
- All Bills Included
- Free Wifi
- UPVC Double Glazing
- Fitted Kitchen
- Communal Cleaner
- Gas Radiator Central Heating



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Smartamove are pleased to offer for let these double rooms in this newly modernised 5 bedroom HMO. The property is situated within walking distance of Wellingborough town centre and offers close amenities including local shops and bus stops. The available rooms are a first floor double room for £550 (available to couples at an additional cost) and a ground floor double room for £500. The room comes fully furnished with all bills included and free wifi. There is a newly fitted kitchen with built in appliances to include washing machine and two fridge/freezers, downstairs and upstairs shower rooms. Available to view now with immediate move in subject to references. There is a minimum 6 month tenancy with deposit of one months rent. The EPC for the property is D.



Although SmartaMove Ltd believe these details to be a fair and accurate description and measurements of the property and their accuracy cannot be guaranteed. They do not form part of any contract. Prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries prior to any financial commitment. Only the fixtures, fittings and other items described in these details are included in the selling price. SmartaMove Ltd has not checked they are fit for purpose nor have we tested any of the services (gas, electricity and so on) mentioned.

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO <sub>2</sub> emissions	Current	Potential
92-100 <b>A</b>			92-100 <b>A</b>		
81-91 <b>B</b>			81-91 <b>B</b>		
69-80 <b>C</b>			69-80 <b>C</b>		
55-68 <b>D</b>			55-68 <b>D</b>		
44-54 <b>E</b>			44-54 <b>E</b>		
35-43 <b>F</b>			35-43 <b>F</b>		
2-34 <b>G</b>			2-34 <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		

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