

Summary

A truly delightful three bedroom cottage, located close to the town centre, that makes you feel at home as soon as you step inside. Immaculately presented throughout, with the perfect blend of character mixed with modern convenience, this special home is perfect for first time buyers.

Description

Approximate Room Sizes

THE PROPERTY Step into the welcoming & delightful three-bedroom cottage nestled in the heart of the town centre. Positioned just a stone's throw from the high street & nearby amenities, convenience intertwines seamlessly with comfort in this charming home. Permit parking ensures hassle-free access to your own retreat.

Upon entering, the lounge envelops you with its warmth, immediately setting the tone for the cosy elegance that permeates throughout. A focal point fireplace beckons intimate evenings, complemented by the character-rich wood flooring. Transitioning through an inner hall, discover the inviting kitchen/diner, where classic

country aesthetics meet modern functionality. Oak worktops, a ceramic sink, and ample storage accentuate the space, while a practical utility room provides convenience with space for laundry appliances and access to the garden.

Ascend to the first floor to find a generously sized double bedroom exuding its own unique charm, accompanied by a well-appointed family bathroom. Journeying upward to the second floor unveils two additional bedrooms, each offering a serene retreat.

Externally, the property extends its charm with a low-maintenance courtyard, with a right of access over neighbouring properties, laid with decking and enclosed by fencing. Whether enjoying a quiet

morning coffee or a small gathering of friends this outdoor sanctuary provides the perfect backdrop for relaxation and enjoyment.

LOUNGE 11' 3" x 10' 4" (3.45m x 3.15m)

INNER HALL

KITCHEN/DINER 11' 3" x 10' 2" (3.45m x 3.12m)

UTILITY ROOM

First Floor:

BEDROOM 11' 5" x 10' 9" (3.48m x 3.3m)

BATHROOM 11' 5" x 8' 5" (3.48m x 2.59m)

Second Floor:

BEDROOM 11' 5" x 10' 11" (3.48m x 3.35m)

BEDROOM 11' 3" x 9' 8" (3.45m x 2.95m)

Additional Information

Local Authority – West Suffolk Council

Council Tax Band – B

Tenure – Freehold

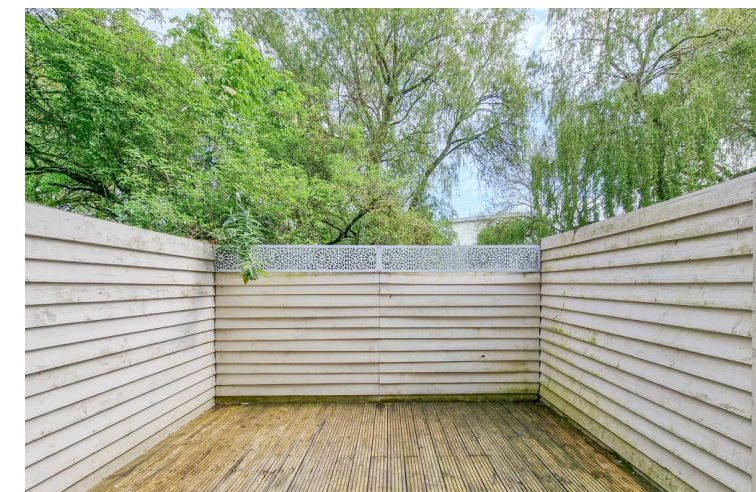
Services – All mains services

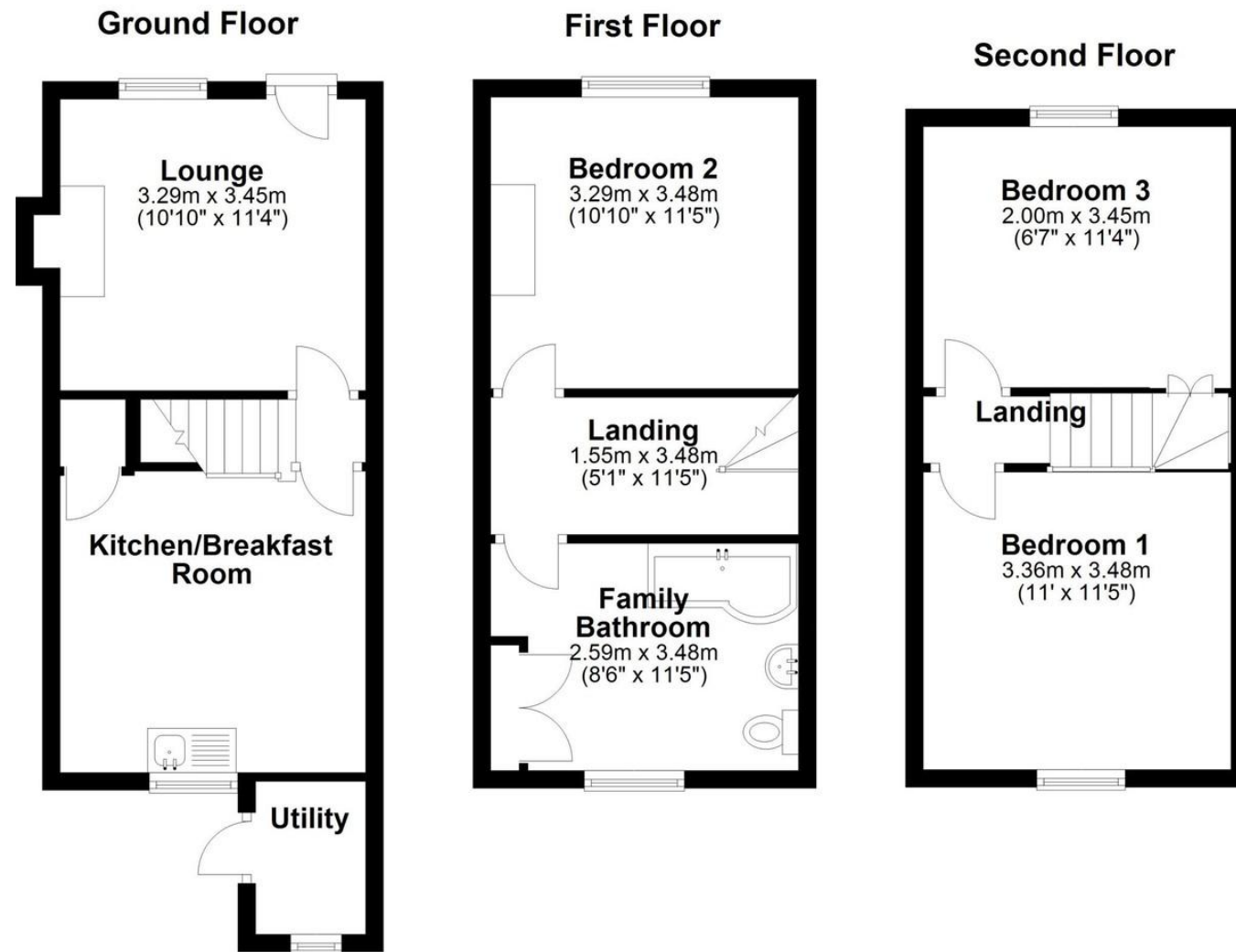
Post Code – CB9 8DZ

Viewings by appointment

Bychoice Estate Agents

Tel: 01440 768919

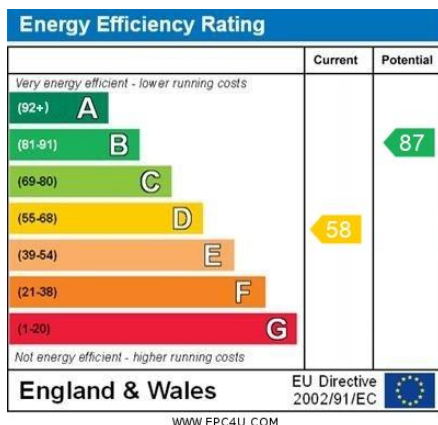




If you would like to speak to one of our mortgage advisors call now – 01440 768919



Your home may be repossessed if you do not keep up repayments on your mortgage.



Contact Details

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Waveney Terrace | Haverhill | CB9 8DZ

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Offers In Excess Of £250,000

- THREE BEDROOMS
- TOWN CENTRE LOCATION
- IMMACULATE CONDITION THROUGHOUT
- WEALTH OF CHARACTER THROUGHOUT
- BEAUTIFUL COUNTRY STYLE KITCHEN
- COURTYARD GARDEN
- PERMIT PARKING