



Westward Deals, Haverhill, CB9 7PJ

**CHEFFINS**

## Westward Deals

Kedington, Haverhill,  
CB9 7PJ

A beautifully presented three bedroom terraced house in the popular village of Kedington close to amenities. The property benefits from refitted kitchen, spacious lounge, and rear garden. Available 8th May 2026.

- Three Good Sized Bedrooms
- Kitchen Dining Room
- Lounge
- Family Bathroom
- EPC Rating C
- Council Tax Band B

3 1 1

**£1,200 PCM**





## GROUND FLOOR

### Entrance Hall

Stairs to first floor, doors to:

### Lounge

Window to front, feature fireplace

### Kitchen Dining Room

Fitted kitchen with matching wall and base units with worktop over, stainless steel sink with drainer and mixer tap, electric cooker, electric hob with extractor over and splashback, space and plumbing for appliances, storage cupboard, double doors to garden, window to rear

## FIRST FLOOR

### Landing

Storage cupboard housing hot water tank, doors to:

### Bedroom 1

Window to front, double built in storage cupboard

### Bedroom 2

Window to rear, double built in storage cupboard

### Bedroom 3

Window to front

### Bathroom

Window to rear, fitted with three piece comprising wc, wash hand basin, panelled bath with glass shower screen, mixer taps with shower attachment

### Garden

Rear garden with patio and path leading to gated rear access, lawn area and timber storage shed

### Holding Deposit

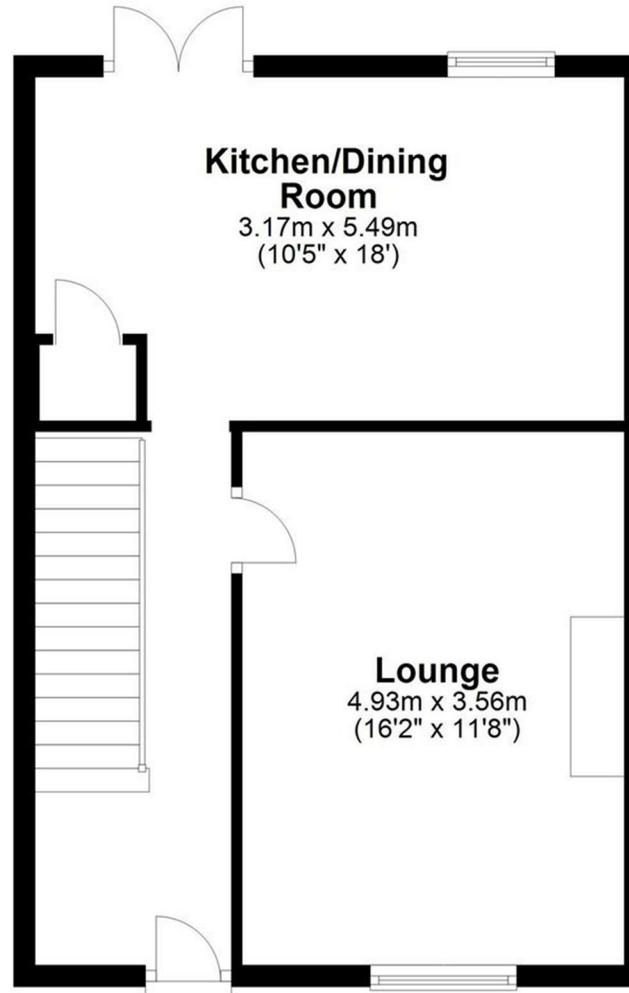
£276.00

### Material Information

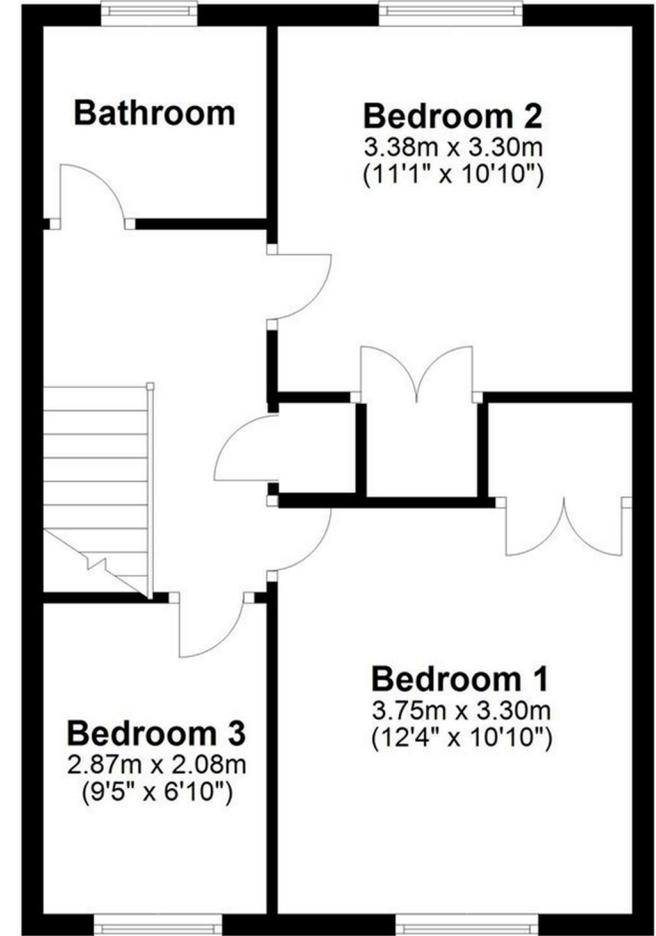
For more information on this property please refer to the Material Information brochure on our Website



## Ground Floor



## First Floor



### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	75	83
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

### Agents note:

For more information on this property please refer to the Material Information Brochure on our website.

Cavendish House, 27a High Street, Haverhill, Suffolk, CB9 8AD | 01440 707076 | cheffins.co.uk



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.