

Summary

This impressive home boasts almost 1300sq ft of living space, with four bedrooms & three reception rooms over three floors. The ground floor is a stunning space, seamlessly connecting to the outside, ideal for families & entertaining. In a quiet location a short distance from the High Street.

Description

Approximate Room Sizes

THE PROPERTY

Welcome to this impressive residence that proudly commands its position, offering a tantalizing glimpse of the exquisite space within. As you step through the entrance hall, you are greeted by the ground floor cloakroom, a convenient feature for residents and guests alike. The staircase gracefully ascends to the first floor, where the heart of the home awaits, along with a door leading to the inviting kitchen/diner.

The kitchen/diner is a culinary haven, catering to the needs of aspiring chefs and enthusiastic entertainers alike. Boasting a vast array of units, this space is not only visually appealing but also highly functional. The integrated double oven, hob, and fridge/freezer elevate the kitchen's efficiency, while provisions for a washing machine and dishwasher add to the practicality of daily living. The adjacent sunroom extends the living space seamlessly, creating a harmonious blend of indoor and outdoor living. Step through the sunroom to the thoughtfully designed garden, a perfect setting for hosting gatherings or enjoying moments of tranquility.

Venture to the first floor, where the ambiance shifts to a cozy lounge with an attached study area, offering a retreat for relaxation or focused work. The master bedroom, complete with an ensuite, adds a touch of luxury to daily living.

Ascend once more to the second floor, where three generously sized bedrooms await, providing ample space for family members or guests. The family bathroom on this level ensures convenience and comfort for all residents.

To the front of the property, a carport stands as a welcoming feature, providing off-road parking for residents. Additional visitor parking is readily available, ensuring the convenience of guests.

This home seamlessly combines practicality with luxury, creating a residence that is not just a place to live but a haven to thrive in. Immerse yourself in the charm and functionality of this exceptional property, where every detail has been carefully curated to enhance your lifestyle.

LOCATION

Nestled in a quiet cul-de-sac, a mere 0.2 miles away from the High Street, where a diverse array of amenities awaits.

Step out of this peaceful enclave, and you'll find yourself immersed in the shops, restaurants, and pubs, catering to every lifestyle. The convenience of having these destinations within a short distance ensures that every need is met effortlessly.

For those seeking recreation and entertainment, the Leisure Centre and Cineworld are just a stone's throw away, providing opportunities for fitness and leisure activities, as well as the latest cinematic experiences. Sports enthusiasts will appreciate the proximity to Haverhill Cricket Club, adding a touch of excitement to the local scene.

Several supermarkets in the vicinity offer the ultimate convenience for your grocery needs, making day-to-day life a breeze. The wider area of Haverhill further enhances the appeal of this location, offering an excellent selection of schools for families and the well-regarded Haverhill Golf Club for those with a passion for the sport.

Commute with ease from Haverhill, as its strategic location makes it a fantastic gateway to both Cambridge and London. Enjoy the perfect balance of a serene residential setting while being well-connected to major hubs, making this location not only a home but a gateway to diverse experiences.

KITCHEN/DINER 20' 6" x 10' 4" (6.25m x 3.15m)

SUN ROOM 17' 7" x 9' 3" (5.38m x 2.84m)

LOUNGE 20' 6" x 10' 5" (6.25m x 3.2m)

STUDY 6' 9" x 6' 7" (2.06m x 2.03m)

BEDROOM 13' 3" x 9' 4" (4.04m x 2.87m)

BEDROOM 17' 3" x 9' 1" (5.26m x 2.77m)

BEDROOM 9' 4" x 8' 1" (2.87m x 2.47m)

BEDROOM 9' 4" x 6' 11" (2.87m x 2.11m)

Additional Information

Local Authority – West Suffolk Council

Council Tax Band – D

Tenure – Freehold

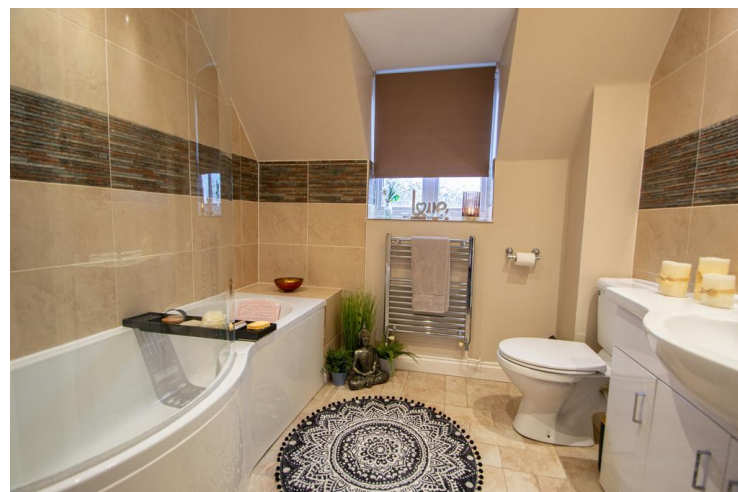
Services – All Mains Services

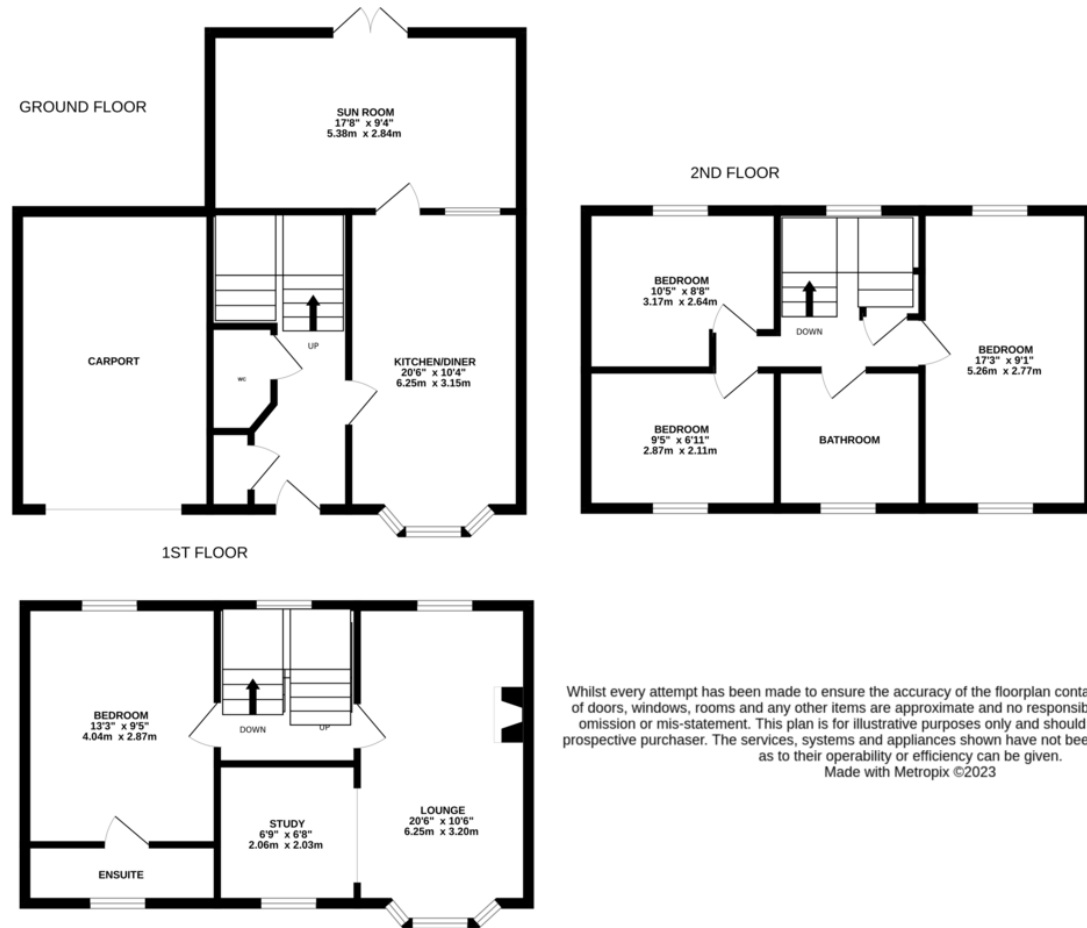
Post Code – CB9 8QN

Viewings by appointment

Bychoice Estate Agents

Tel: 01440 768919





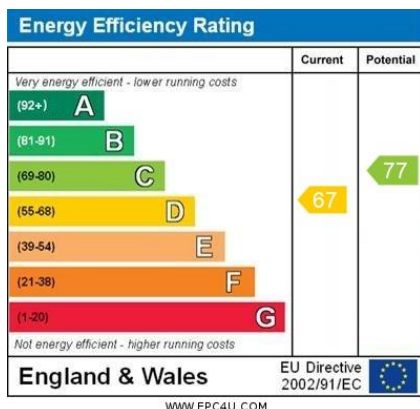
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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 are 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

Manor Farm Close | Haverhill | CB9 8QN

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£345,000

- FOUR BEDROOM SEMI-DETACHED HOME
- 1291 SQ FT (APPROX)
- CAR PORT
- STUDY & LOUNGE ON FIRST FLOOR
- ENSUITE, BATHROOM & WC
- BEAUTIFUL KITCHEN DINER WITH SUN ROOM
- EXCELLENT SIZE GARDEN