JAMIE WARNER
ESTATE AGENTS

6 White Caville, Haverhill, CB9 9QG

Offers Over £315,000

- Three Bedrooms
- Re-fitted Modern Kitchen
- Single Garage & Driveway
- En Suite To Bedroom 1
- Pleasant Rear Garden
- Double Glazing
- Two Reception Rooms
- Cambridge Side of Town
- Gas Central Heating

2 Rosefinch Close, Haverhill, Suffolk, CB9 0JS
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6 White Caville, Haverhill CB9 9QG

An attractive three bedroom detached house nicely situated occupying a generous corner plot located on the Cambridge side of town. The property has been refurbished throughout, including an attractive kitchen and modern bathroom and en suite.

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Council Tax Band: C C

Haverhill

Haverhill is a thriving and popular market town, the fastest growing in Suffolk, and is one of the most convenient towns for access to Cambridge (17 miles), London Stansted Airport (around 30 minutes drive) and the M11 corridor. There is a mainline rail station at Audley End (12 miles) direct in to London Liverpool Street. Despite its excellent road links, Haverhill remains a relatively affordable place to buy and rent a property. Continuing private and public investment into the town to provides it with growing residential, commercial and leisure facilities. Current facilities include High Street shopping with a popular twice weekly market, out of town shopping, public houses, cafes, restaurants, social clubs and hotels, a well-respected 18 hole golf course, a comprehensive nursery and schooling system, a well used sports centre with all weather pitches, gymnasia, churches of various denominations and much more. The town centre is attracting a growing number of national chains and there is also a town centre multiplex cinema complex with associated eateries.

Ground Floor

Entrance Hall

Entrance door, radiator, door to:

WC

Window to side, fitted with a two-piece suite comprising a wall mounted wash hand basin with mixer tap and tiled splashbacks and low-level WC, radiator.

Sitting Room

15'9" x 15'3"

Window to front, two radiators, patio doors to rear garden, under-stairs storage cupboard.

Dining Room

10'5" x 9'0"

Window to front, radiator, open plan to:

Kitchen

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with mixer tap, plumbing for washing machine and dishwasher, space for fridge/freezer and cooker with extractor hood over, built-in microwave, window to rear, radiator, door to garden.

First Floor

Landing

Window to rear, door to built-in cupboard.

Bedroom 1

12'4" x 8'7"

Window to front, fitted triple wardrobe(s) with full-length mirrored door, hanging rails and shelving, further two fitted single wardrobes with hanging rails, shelving and overhead storage, radiator, door to:

En-suite

6'2" x 5'2"

Fitted with a three-piece suite comprising a pedestal wash hand basin with mixer tap and tiled splashback, shower area with power shower over and shower curtain and low-level WC, heated towel rail, window to side.

Bedroom 2

11'8" x 8'7"

Window to front, radiator.

Bedroom 3
8'6" 6'3"
Window to rear, radiator.

Family Bathroom
6'3" x 6'2"
Fitted with a three-piece suite
comprising a vanity wash hand basin with mixer tap, shower area with fitted power shower and shower curtain and low-level WC, heated towel rail, window to rear.

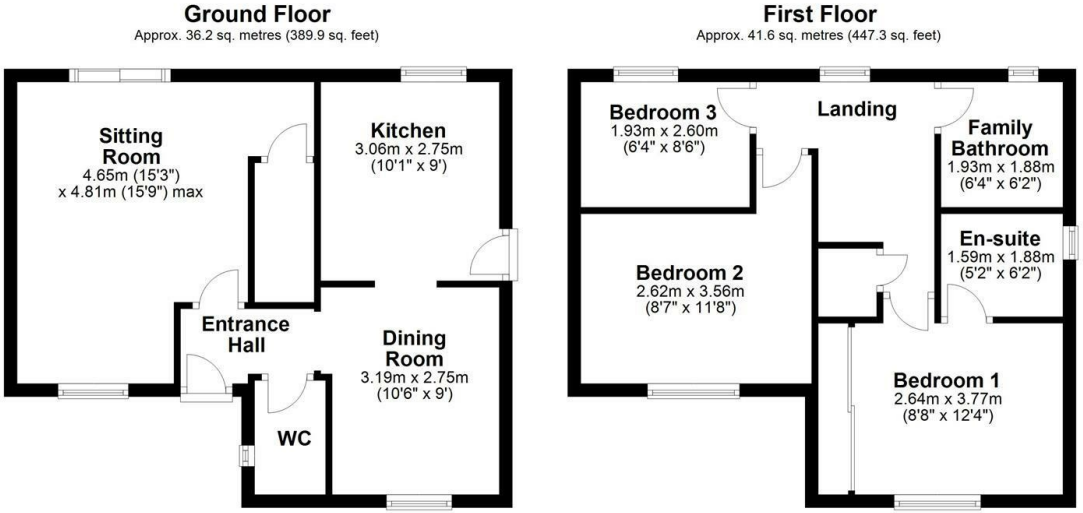
The rear garden is mainly laid to lawn and enclosed by timber fencing with a gated access leading to the driveway. A pathway leads from the house around the lawn and to a personal door into the single garage. The garden is well stocked with mature shrubs and hedging and there is also a generous timber summer house at the head of the garden.

Single Garage & Parking
A single garage lies to the side of the property with a tarmac drive providing off-road parking for a couple of vehicles. The current owners have laid block paving to the front of the house providing further parking.

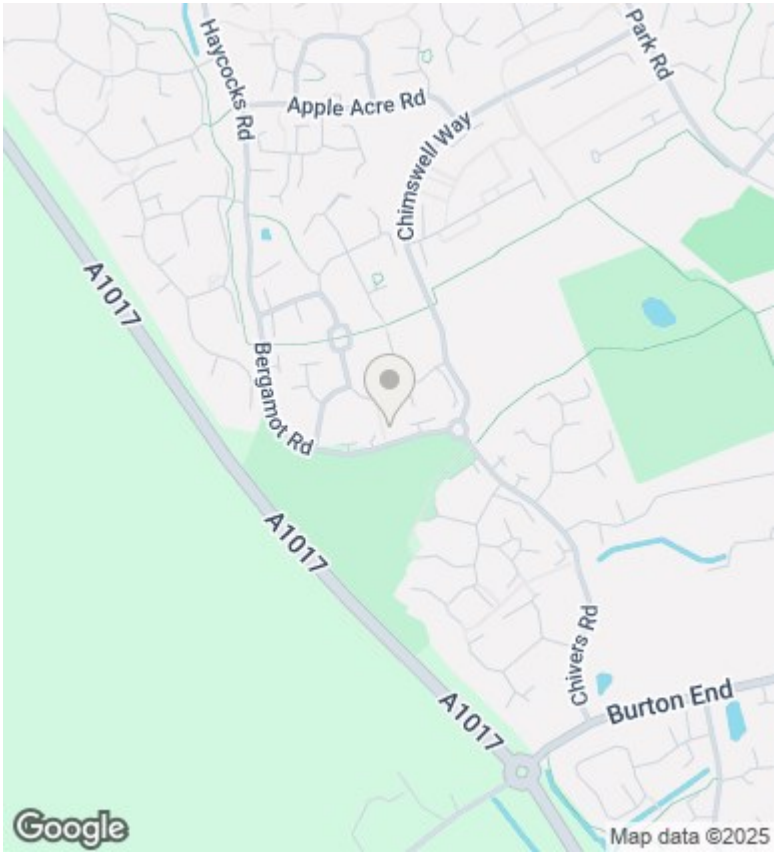
The garage has an up and dover door, power and light is connected and there is also storage space within the eaves.

Viewings
By appointment with the agents.

HUGGIES



Total area: approx. 77.8 sq. metres (837.2 sq. feet)



Directions

Viewings

Viewings by arrangement only. Call 01440 712221 to make an appointment.

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