



Meadowsweet Close, Haverhill, CB9 9DN

**CHEFFINS**

## Meadowsweet Close

Haverhill,  
CB9 9DN

A very well presented and updated one bedroom first floor flat on the Cambridge side of the town. The property benefits from modern fitted kitchen and one allocated parking space. Available 6th April 2026.

- One Bedroom
- Gas Central Heating
- One Allocated Parking Space
- Secured Entry
- EPC Rating C
- Council Tax Band A



**£850 PCM**



**Entrance Hall**

Doors to:

**Living Room**

Window to front, window to side, open to:

**Kitchen**

Window to side, fitted wall and base units with worktop over, electric oven and hob, sink with drainer and mixer tap, space for washing machine and fridge freezer

**Bedroom**

Window to front

**Bathroom**

Fitted with was hand basin, wc, and panelled bath with shower over

**Parking**

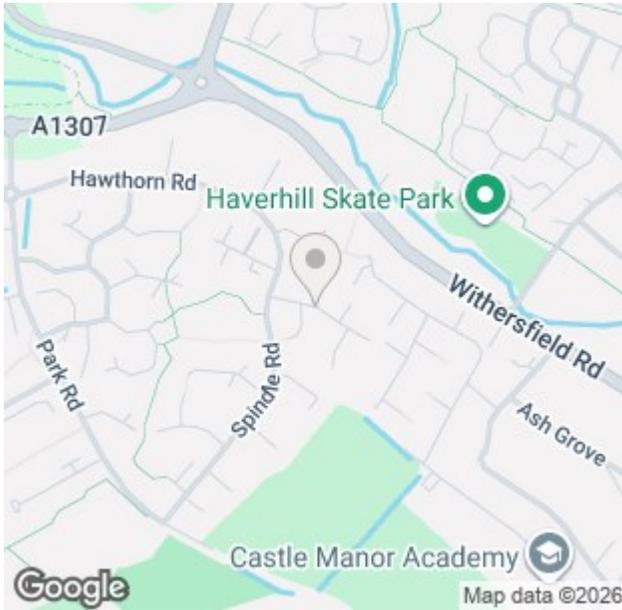
One allocated space to front of building

**Holding Deposit**

£196.00

**Material Information**

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



## Ground Floor



Note: Not to scale - For guidance purposes only  
Plan produced using PlanUp.

### 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>	<b>73</b>	<b>76</b>
(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:

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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.

