



Pavilion Court, Haverhill, CB9 0EZ

CHEFFINS

Pavilion Court

Haverhill,
CB9 0EZ

A well presented house benefiting from two double bedrooms and nicely situated close to the town centre. The property features an attractive kitchen, off street parking, and private garden. Available 30th March 2026.

- Two Bedrooms
- Lounge Diner
- Kitchen
- Allocated Parking
- EPC Rating D
- Council Tax Band B



£1,050 PCM



**Enclosed Porch**

Window, door to:

Entrance Hall

Open plan to Kitchen, door to:

Kitchen

Fitted with a matching range of base and eye level units with worktop space over, sink with mixer tap, integrated fridge/freezer, plumbing for washing machine, electric oven, four ring electric hob with extractor hood over, window.

Lounge/Diner

Window, box window to front, stairs to:

Landing

Door to Airing cupboard, door to:

Bedroom 1

Two windows.

Bedroom 2

Window, double door to wardrobe.

Bathroom

Fitted with three piece suite comprising panelled bath, pedestal wash hand basin with shower over and glass screen and low-level WC, obscure window.

Outside

There is an allocated parking space to the rear of the property.

Holding Deposit

£242.00

Material Information

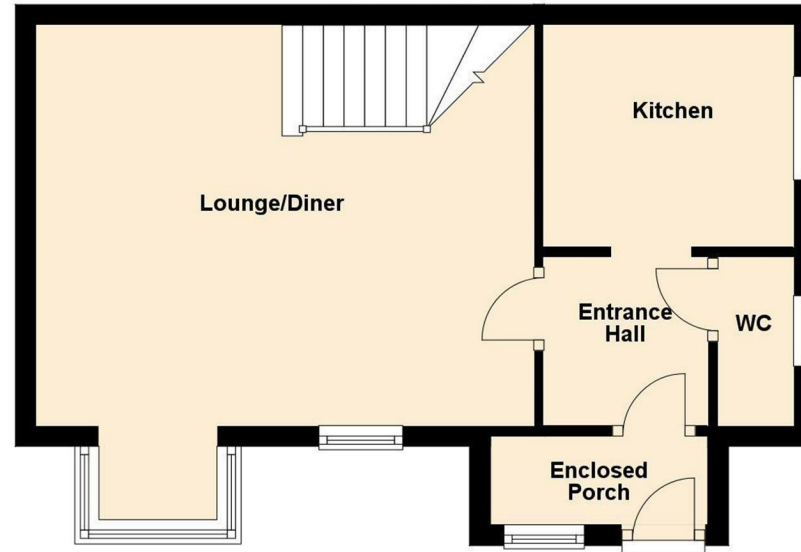
For more information on this property please refer to the Material Information brochure on our Website



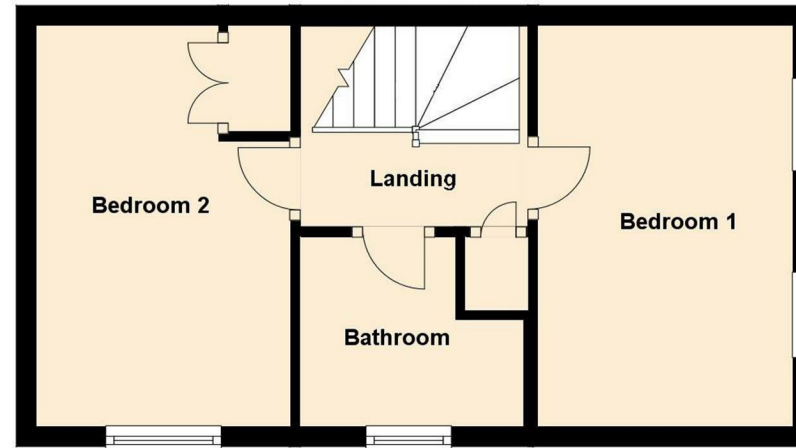
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Ground Floor



First Floor



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.



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