Pedrava Recreation Road - Asking Price £410,000

Haverhill CB9 8BH

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Asking Price £410,000

The Property

Situated on Recreation Road in the popular market town of Haverhill, this unique freehold opportunity comprises a spacious three-bedroom first-floor flat together with a commercial unit on the ground floor, offering exceptional versatility for homeowners, investors, or those looking to run a business from home.

The well-presented flat features a generous reception room, creating a comfortable and inviting living space, alongside three well-proportioned bedrooms, making it ideal for families or those requiring additional accommodation.

The commercial unit below provides excellent potential for a variety of business uses (subject to any necessary consents) or could continue as an investment opportunity. Both the residential flat and commercial premises are being sold together as one freehold title, offering complete ownership and flexibility.

Externally, the property benefits from off-road parking for up to four vehicles, a rare and valuable feature for a property of this nature.

Conveniently positioned close to Haverhill's town centre, the property enjoys easy access to a range of local shops, schools, leisure facilities and transport links. Combining comfortable living accommodation with exciting commercial potential, this is a rare opportunity not to be missed.

Features

- THREE BEDROOM FIRST FLOOR FLAT
- COMMERICAL UNIT BELOW
- SOLD AS ONE FREEHOLD TITLE
- AVAILABLE TO VIEW NOW
- WALKING DISTANCE INTO TOWN
- PARKING FOR 4 CARS
- RARE OPPORTUNITY
- EXCELLENT HOME AND INCOME OPPORTUNITY
- IDEAL FOR OWNER-OCCUPIERS OR INVESTORS
- POTENTIAL FOR A VARIETY OF COMMERCIAL USES (STPP)





















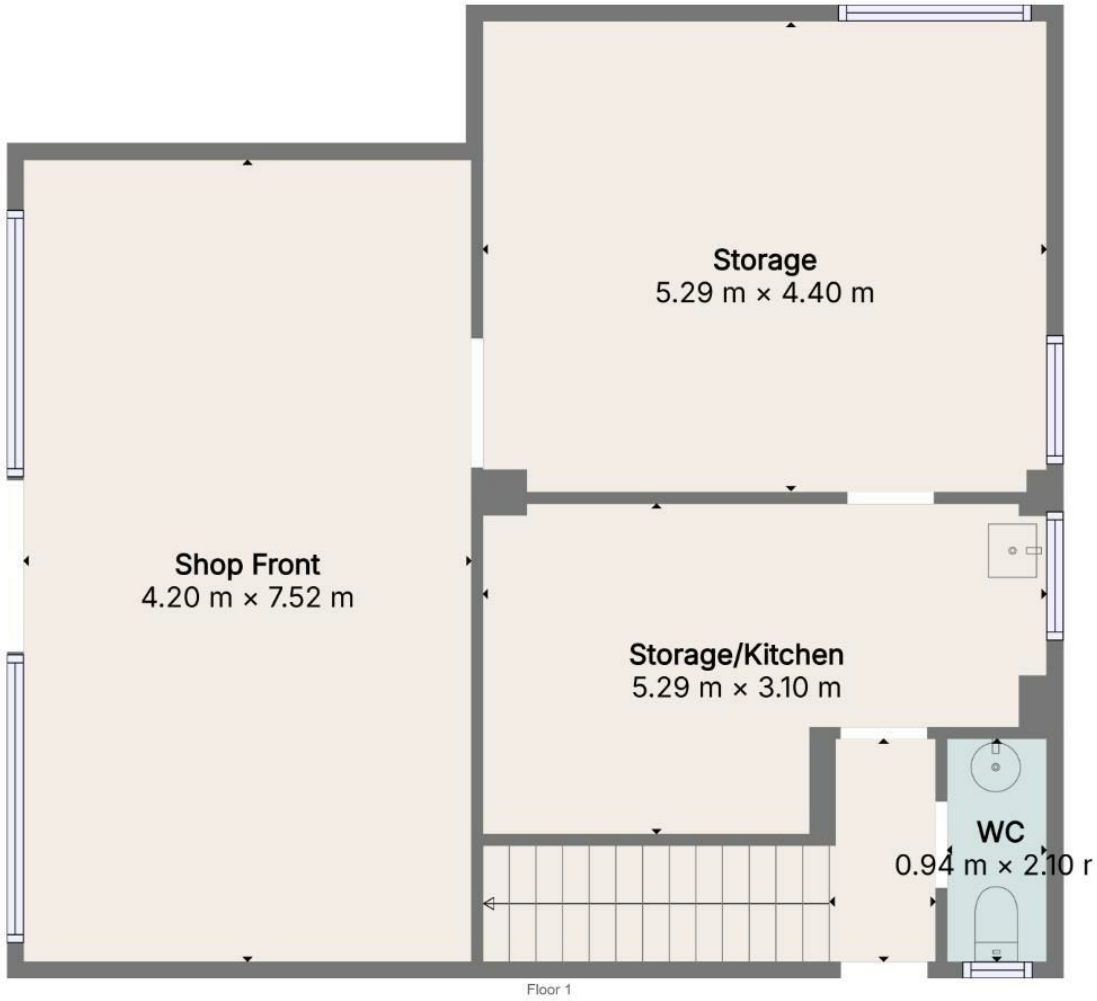






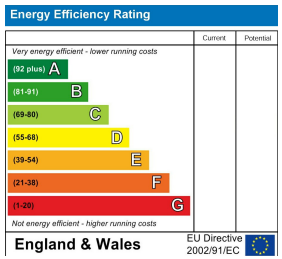
These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.

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Floor 1

Sizes and dimensions are approximate, actual may vary.



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