

# 14 Abbots Cottages - Asking Price £550,000

Sturmer Haverhill CB9 7XN

**shires**

Estate & Letting Agents



*"Consistently providing outstanding service to our clients"*

# Asking Price £550,000

## The Property

Offering far more space than initially meets the eye, this extended four bedroom home combines generous internal accommodation with superb external space, including a substantial rear workshop and extensive driveway parking.

The ground floor has been enhanced by a rear extension, creating an additional family room that provides a brilliant second reception space and works equally well as a playroom, snug, home office or entertaining area. There is also a spacious living room, a well proportioned eat in kitchen, useful pantry and a ground-floor bathroom, giving the property a practical layout well suited to busy family life.

Upstairs, the property offers four bedrooms together with a family bathroom, providing excellent flexibility for growing families, guests or those needing dedicated work-from-home space.

Outside, one of the standout features is the very generous workshop to the rear, offering fantastic scope for storage, hobbies, business use or practical workspace. The property also benefits from a large driveway with parking for multiple vehicles, ideal for households with several cars, work vans or additional parking requirements.

With its combination of extended living space, four bedrooms, a substantial workshop and exceptional off-road parking, this is a versatile and spacious home in the popular village of Sturmer, within easy reach of Haverhill.

AGENTS NOTE: Property images may have been digitally enhanced, edited, or virtually staged using artificial intelligence and may not accurately reflect the property's current presentation, condition, furnishings, or contents. Floorplans and measurements are provided for guidance only and should not be relied upon.

## Features

- CHANCE TO MAKE YOUR OWN
- LOCATED IN THE CHARMING VILLAGE OF STURMER
- EN SUITE - FAMILY BATHROOM
- TWO GENEROUS SIZE RECEPTION ROOMS
- CHARACTER PROPERTY
- REFITTED KITCHEN LEADING TO FAMILY ROOM EXTENSION
- WORKSHOP 1 ( L 554 x H 325 x D 630 ) 2 ( L 360 x D 630 x H 325 ) CM
- EASY ACCESS LINKS TO HAVERHILL & CAMBRIDGE
- AN IDEAL FAMILY HOME OFFERING SPACE, STYLE AND PRACTICALITY THROUGHOUT
- VIEWINGS HIGHLY ADVISED!





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.

| Energy Efficiency Rating                                                                         |                                                                                                                                                           |
|--------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------|
| Current                                                                                          | Potential                                                                                                                                                 |
| <div> <div></div> <div></div> <div></div> <div></div> <div></div> <div></div> <div></div> </div> | <div> <div>A</div> <div>B</div> <div>C</div> <div>D</div> <div>E</div> <div>F</div> <div>G</div> </div>                                                   |
|                                                                                                  | <div> <div>Very energy efficient - lower running costs</div> <div>Most energy efficient - higher running costs</div> </div>                               |
|                                                                                                  | <div> <div>102 (min)</div> <div>61 (9.1)</div> <div>45 (9.0)</div> <div>35 (8.0)</div> <div>29 (5.0)</div> <div>21 (3.0)</div> <div>15 (2.0)</div> </div> |
|                                                                                                  | <div> <div>1</div> <div>2</div> <div>3</div> <div>4</div> <div>5</div> <div>6</div> <div>7</div> </div>                                                   |
|                                                                                                  | <div> <div>77</div> <div>71</div> </div>                                                                                                                  |
|                                                                                                  | <div> <div>2002/91/EC</div> <div>EU Directive</div> </div>                                                                                                |
|                                                                                                  | <div> <div>England &amp; Wales</div> </div>                                                                                                               |

