



**CLIVEPEARCE**  
Now you're moving

3 Bedrooms

House

Asking Price

£280,000

Located in

Shortlanesend



[www.clivepearceproperty.com](http://www.clivepearceproperty.com)



# Northey Close

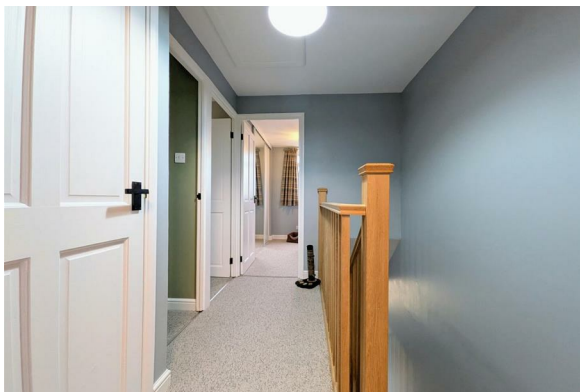
Shortlanesend | | TR4 9DA



A modernised three bedroom family home benefitting from stunning kitchen, UPVC double glazing, off road parking, garage and garden, all within walking distance of shop, pub, bus routes and school.

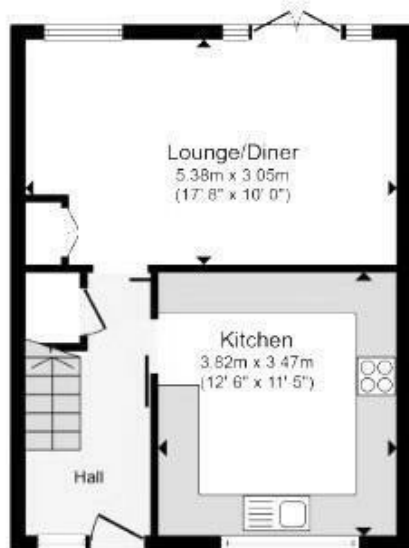
# Northey Close

£280,000 Freehold

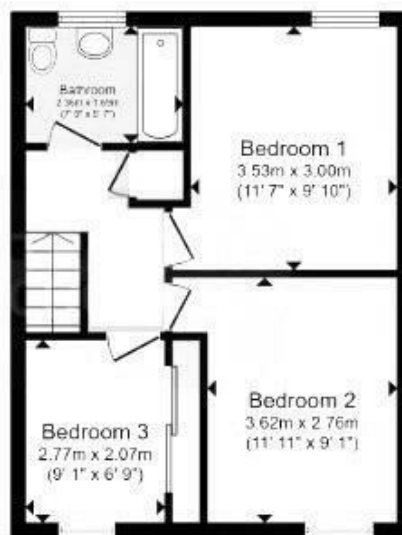


- Three bedroom family home
- Modernised throughout
- Garage with light and power
- Close to shop, school, pub and bus
- Bespoke stunning kitchen
- UPVC Double Glazing
- Off road parking
- Loft with ladder
- Garden with patio
- Well utilised storage spaces

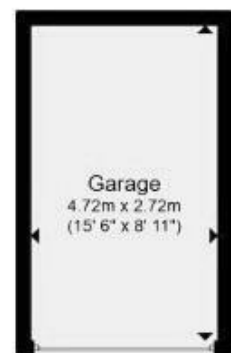




**Ground Floor**



**First Floor**



**Garage**

## Council Tax Band B

## Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		84
(69-80) <b>C</b>		
(55-68) <b>D</b>	57	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

31 Lemon Street  
Truro  
Cornwall  
TR1 2LS



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hello@clivepearceproperty.com

01872 272622

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