



CLIVEPEARCE
Now you're moving

3 Bedrooms

House - Semi-Detached

Asking Price

£290,000

Located in

Truro



www.clivepearceproperty.com



Murdoch Close

Truro | Cornwall | TR1 1RR



In a highly sought after residential area, this spacious three bedroom home is available with NO ONWARD CHAIN. Garage and Garden.

Murdoch Close

£290,000 Freehold



- Large semi detached property
- Three Bedrooms
- Sun Room & Ground Floor Wc
- Mature Gardens
- Vacant Possession
- Particularly Popular Address Within Truro City
- Living Room & Kitchen/Dining Room
- Garage & Double Length Driveway
- Gas Central Heating & Double Glazing

GROUND FLOOR
525 sq.ft. (48.6 sq.m.) approx.

1ST FLOOR
403 sq.ft. (37.5 sq.m.) approx.



TOTAL FLOOR AREA: 1074 sq.ft. (99.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Council Tax Band C

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) A		
(81-91) B		
(69-80) C	72	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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