



CLIVEPEARCE
Now you're moving

3 Bedrooms

House - Terraced

Asking Price

£395,000

Located in

Truro



www.clivepearceproperty.com



Truro Veian Terrace

Truro | | TR1 1HA



A very smartly presented extended three bedroom terraced house with low maintenance front and rear gardens, allocated off street parking space and modern kitchen and bathroom, ideally located within easy walking distance of the city centre.

Truro Veian Terrace

£395,000 Freehold



- Three bedroom house
- Landscaped front and rear gardens
- Beautiful cathedral views
- Allocated off street parking space
- Mains gas central heating and UPVC double glazing
- Central yet tucked away
- Excellent interior presentation
- Stylish plantation shutters included
- Close to shops, restaurants and cafes

Floorplan



GROUND FLOOR
APPROX. FLOOR
AREA 540 SQ.FT.
(50.2 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 452 SQ.FT.
(42.0 SQ.M.)



7 TRURO VEAN TERRACE, TRURO
TOTAL APPROX. FLOOR AREA 992 SQ.FT. (92.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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			82
(69-80) C			
(55-68) D		59	
(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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