



**CLIVEPEARCE**  
Now you're moving

3 Bedrooms

House - Detached

Asking Price

£575,000

Located in

Truro



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



# Old Coach Road

Truro | | TR3 6ET

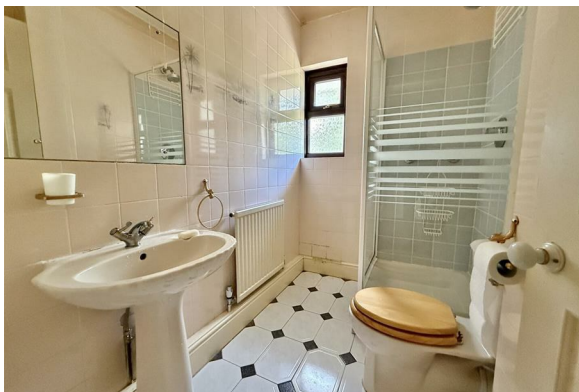


Set back from an attractive tree lined avenue and close to the popular Kea School, this surprisingly spacious detached dormer bungalow offers large and established gardens, garage and private driveway. No onward chain.



# Old Coach Road

£575,000 Freehold




- Spacious three bedroom detached dormer bungalow
- Large, level and mature lightly wooded gardens
- Kitchen with Royal Rayburn
- Double glazed exterior windows and gas central heating
- NO ONWARD CHAIN
- Set back from an attractive tree lined avenue
- Living room and attractive conservatory
- Ground and first floor bathrooms
- Close to Kea School

## Council Tax Band E

## 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>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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