



CLIVEPEARCE
Now you're moving

3 Bedrooms

House - End Terrace

Asking Price

£230,000

Located in

Truro



www.clivepearceproperty.com



Carew Pole Close

Truro | | TR1 1QZ



Offered with no onward chain, this three bedroom end of terrace home is situated in a lovely part of Truro close to the tidal estuary.

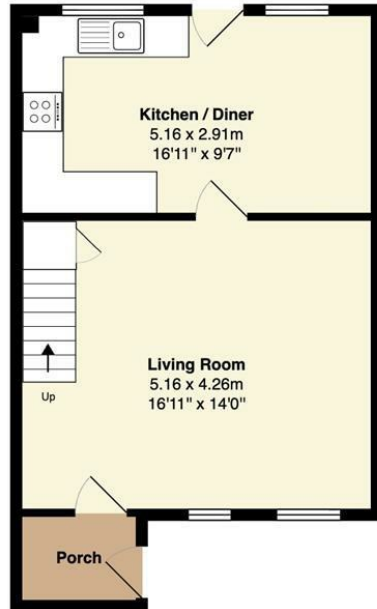
Carew Pole Close

£230,000 Freehold

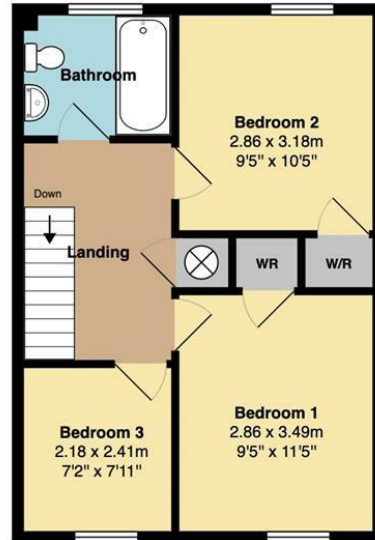


- Spacious three bedroom family home
- Large living room
- Double glazing and electric heating
- Level walk to popular park and Truro citys shops
- NO ONWARD CHAIN
- Kitchen/Dining room
- Located in cul de sac just off Truro river
- Front and rear gardens

Ground Floor
Area (approx): 39.9 m² ... 429 ft²



1st Floor
Area (approx): 39.4 m² ... 424 ft²



Total Area: 79.3 m² ... 853 ft²

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.

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) A		
(81-91) B		85
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

31 Lemon Street
Truro
Cornwall
TR1 2LS



CLIVEPEARCE
Now you're moving

hello@clivepearceproperty.com

01872 272622

www.clivepearceproperty.com