



CLIVE PEARCE
Now you're moving

2 Bedrooms Bungalow - Semi Detached

Asking Price **£299,950**

Located in **Truro**



www.clivepearceproperty.com



School Lane

Truro | Cornwall | TR1 2HT



Hidden away in a no through road, yet just moments from the top of Lemon Street, this two bedroom home has driveway parking, garage and gardens.

School Lane

£299,950 Freehold



- Two double bedrooms
- Semi detached bungalow
- Kitchen
- Driveway parking
- Enclosed rear garden
- Prime city location
- Living room
- Shower room
- Garage
- Gas central heating

Ground Floor

Approx. 68.5 sq. metres (737.7 sq. feet)



Total area: approx. 68.5 sq. metres (737.7 sq. feet)

All floor plan dimensions are approximate and provided for illustrative purposes only. While every effort is made to ensure accuracy, measurements may vary, and no guarantee is given regarding their precision. Prospective buyers or tenants should verify all dimensions independently before making any decisions.

Plan produced using PlanUp.

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	
(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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