



CLIVEPEARCE
Now you're moving

3 Bedrooms
House - End Terrace
Located in Truro
£120,000



hello@clivepearceproperty.com

www.clivepearceproperty.com

01872 272622



3 Poplar Cottages Ponsanooth

Truro | | TR3 7JA



AUCTION 9th September. A delightful and spacious three bedroom end of terrace character cottage with cosy beamed ceilings to the ground floor, spacious bedrooms and a first floor bathroom, large garden with block built out building and single allocated parking conveniently located on the main road just outside Ponsanooth village.

3 Poplar Cottages

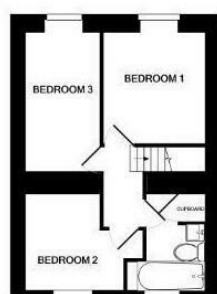
£120,000 Freehold

- Three bedrooms
- Beamed Ceilings
- Fireplace
- Single parking space
- Adjacent to main A393 road

- Character cottage
- Dimplex Quantum night store heating
- Large garden
- Located near Ponsanooth village
- AUCTION PACK

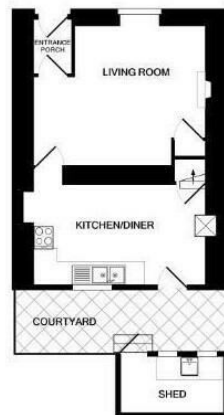
<https://www.auctionhouse.co.uk/southwest/auction/lot/151293>





1ST FLOOR

ROSELEIGH 3 POPLAR COTTAGES PONSANNOOTH TR3 7JA
TOTAL APPROX. FLOOR AREA 74.9 SQ. M. (806 SQ. FT.)



GROUND FLOOR



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31 Lemon Street
Truro
Cornwall
TR1 2LS

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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		90
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC