

9

Arundel Way, Newquay, TR7 3BB

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| LUXURY COLLECTION |



Freehold

Key Features

- Sought After Location
- Generous Level Plot
- Westerly Facing Enclosed Rear Garden
- 250m To The Chester Road Shopping Complex
- 350m To Lusty Glaze Beach
- Homeworking Office
- Feature Log Burner
- Early Viewing Highly Recommended



The Property



Externally



The Location



Arundel Way, Newquay, TR7

Approximate Area = 1994 sq ft / 185.2 sq m

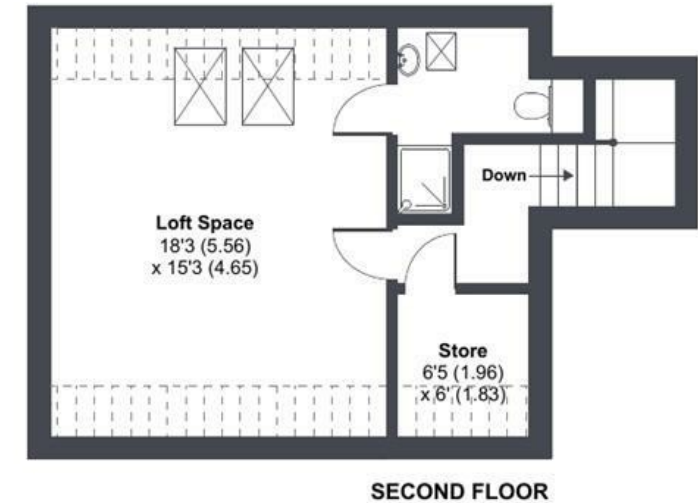
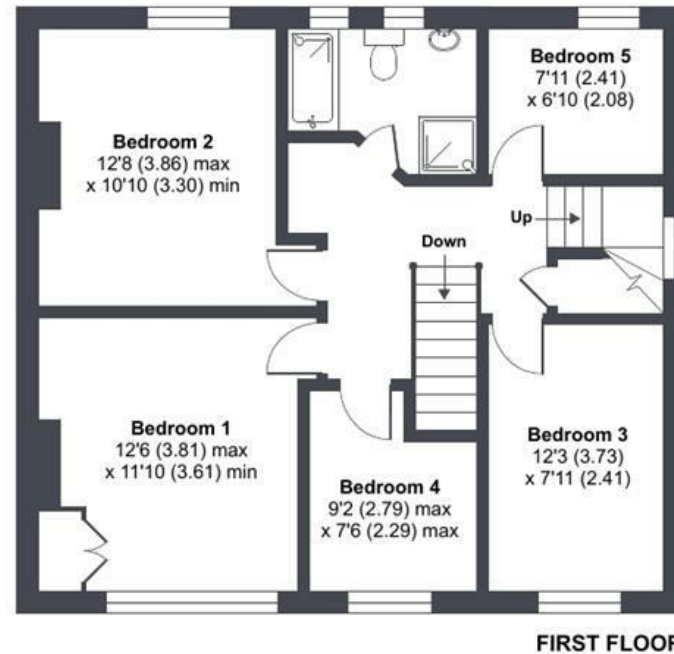
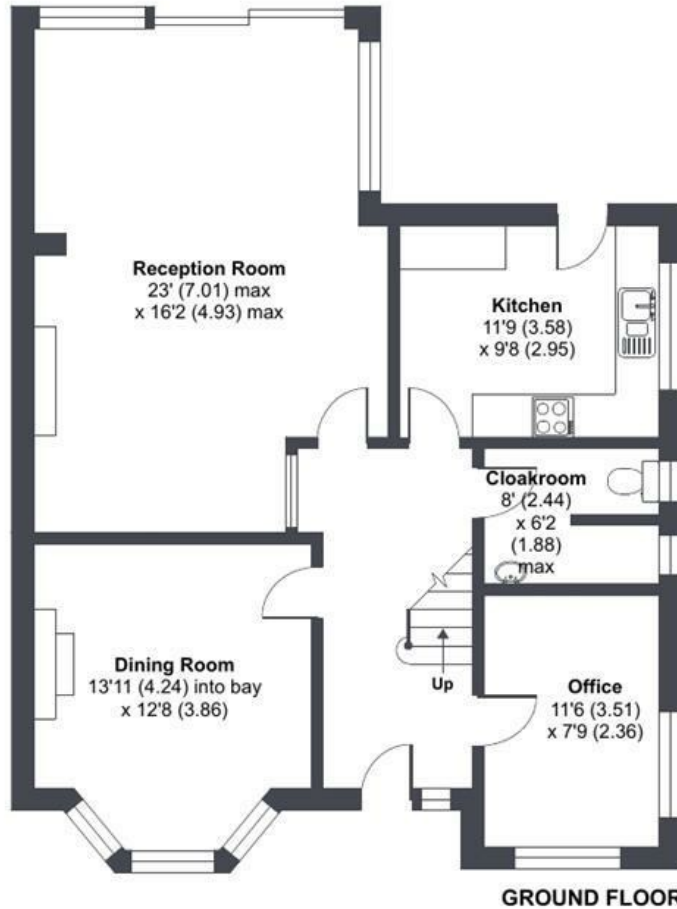
Limited Use Area(s) = 86 sq ft / 8 sq m

Total = 2080 sq ft / 193.2 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for David Ball Agencies. REF: 1000651

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			77
(81-91) B			
(69-80) C			
(55-68) D		61	
(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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rightmove

naea | propertymark
PROTECTED

The Property
Ombudsman

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