



43 Castle Street, Truro, TR1 3AF
£225,000



JAMES CANE
THE TRURO ESTATE AGENT

Key Features



- End of terrace house
- City centre location
- 2 bedroom (formerly 3)
- 2 reception and 2 bath/shower room
- Good sized courtyard
- Rarely available garage
- No onward chain
- Video tour available



A deceptively large end terrace house located in Truro city centre. 2 bedroom, 2 reception room, 2 bath/shower room accommodation complete with good sized courtyard and rarely available garage. No onward chain.



The Property

This end of terrace house will deceive from the roadside as to the amount of accommodation that is on offer here, indeed the house was originally a three bedroom property but is now a great sized two bed.

Benefitting from a corner plot the unusual shape provides 980 sq ft of space in total comprising; entrance hall, kitchen/dining room, living room, ground floor shower room, lean-to utility room, two double bedrooms and first floor bathroom. The house is presented to a liveable standard but is priced according to a prospective buyer making cosmetic improvements to their own taste, there is the benefit of modern gas central heating and double glazing.

To the rear is a good sized courtyard on the level which enjoys the morning and afternoon sun and has useful side access. Quite rarely available in this location and at this price point there is also the added advantage of a single garage to the rear.

This property would make a great home for those looking to be in the city centre but with practical and spacious living. Available with no onward chain and recommend.

The Location

Located at the top of Castle Street meeting Union Street this is true city centre living with everything on your doorstep. You can walk in to town in a literal stones throw to enjoy River Street lined with independent retailers leading to the city centre. This position is particularly convenient for the train station, well renowned Bosvigo primary school and has a huge choice of excellent eateries and convenience stores nearby. Several green spaces are close as well with Daubuz Moors, Hendra Park and the stunning Victoria Gardens all being a short walk away. Driving North/West out of town you can be on the A30 in around 10 minutes and there are excellent transport links with trains and buses heading in all directions nearby.

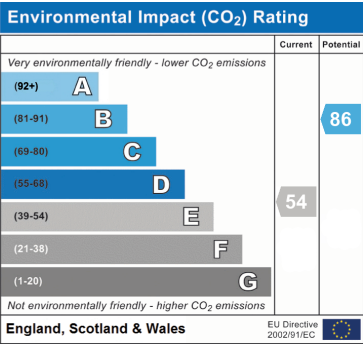
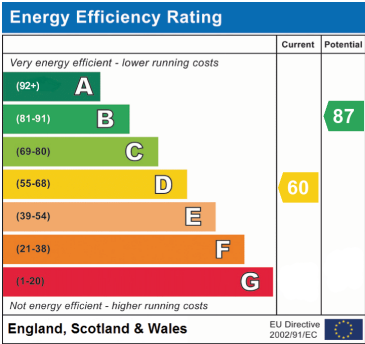
Truro is the capital of Cornwall and as such boasts much in the way of vibrancy and a real 'buzz' all year round. There is a vast array of excellent restaurants, bars, pubs and cafes as well as varied shopping facilities from main high street retailers to independent shops and local markets. Well renowned schools are in abundance and there is a main line railway link to London (Paddington) within 5 hours. Draws such as the newly renovated Hall for Cornwall, historic Truro Cathedral and Royal Cornwall Museum are on one's doorstep with regular city events taking place throughout the year such as Truro Food Festival, City of Lights and famous Christmas markets.





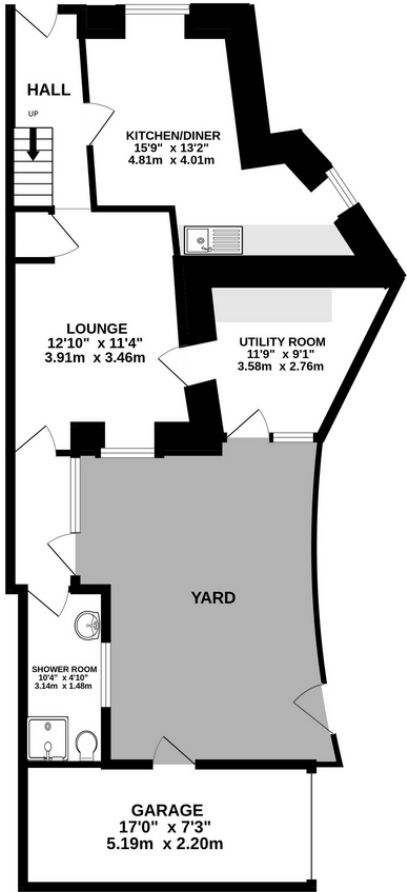
Property Information

Tenure: Freehold
Council Authority: Cornwall
Council Tax Band: TBC
Services: Mains water, drainage, electric and gas are all connected.
Mobile Signal: Likely (all networks)
Broadband: Superfast available. Max Download 47Mbps. Max Upload 8Mbps.
Note: The property is in a conservation area.

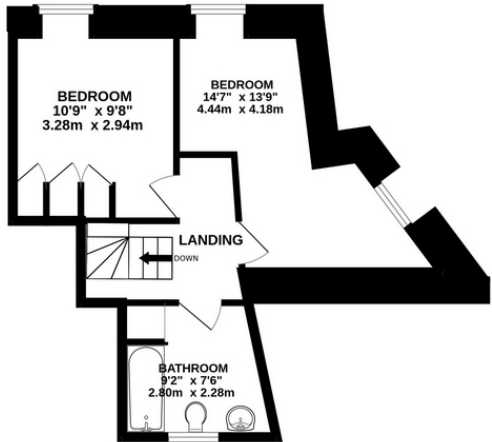


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GROUND FLOOR
620 sq.ft. (57.6 sq.m.) approx.



1ST FLOOR
359 sq.ft. (33.4 sq.m.) approx.



TOTAL FLOOR AREA : 980 sq.ft. (91.0 sq.m.) approx.

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.

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