



**CLIVEPEARCE**  
Now you're moving

3 Bedrooms

House - Terraced

Asking Price

**£339,950**

Located in

**Truro**





# 80 Treffry Road

Truro | Cornwall | TR1 1WE



A very well presented three bedroom terraced house with a surprising amount of space, front and rear gardens, garage and allocated parking space. Excellent location within walking range of good schools, Waitrose and the city centre. UPVC double glazing and mains gas central heating.



# 80 Treffry Road

£339,950 Freehold



- Three bedroom house
- Excellent presentation
- Garage
- Spacious corner house design
- Mains gas central heating
- Popular and convenient location
- Front and rear gardens
- Allocated and on street parking
- UPVC double glazing



## Council Tax Band D

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

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Truro  
Cornwall  
TR3 7QB



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