



CLIVEPEARCE
Now you're moving

4 Bedrooms

House - Detached

Asking Price

£1,050,000

Located in

Truro



www.clivepearceproperty.com



Silver Hill

Truro | Cornwall | TR3 7LR



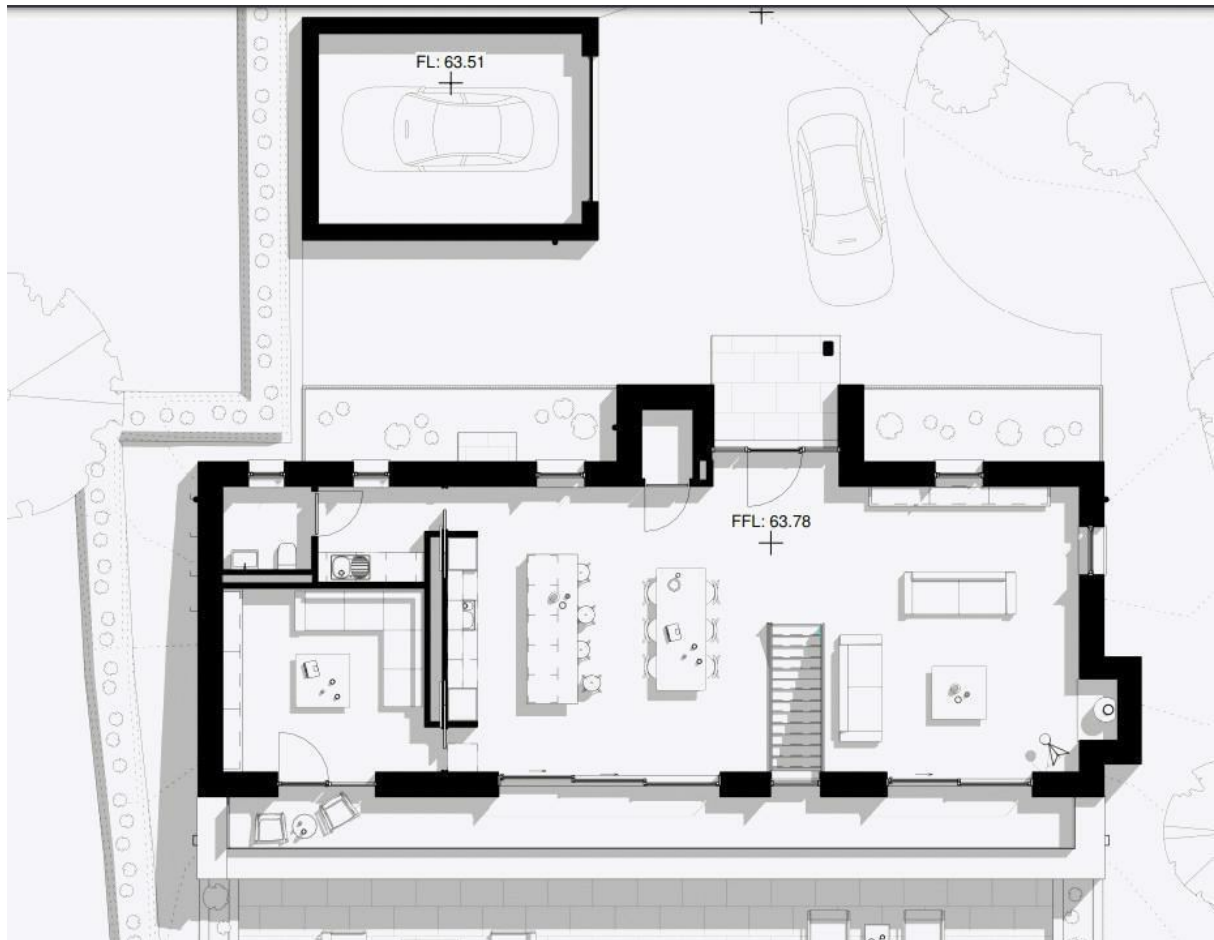
A unique brand new four bedroom, two en-suite contemporary detached village residence designed for energy efficient living by CSA Architects and constructed by a trusted local builder. Large sunny garden, sunny balcony with glass balustrade, extensive gated block paved driveway parking and garage with electric door. Highly desirable Silver Hill address. Air source heat pump, mechanical ventilation and heat recovery and solar panels.

Silver Hill

£1,050,000 Freehold



- Brand new contemporary house
- Designed by CSA Architects
- Four bedrooms (two en-suite)
- Stylish kitchen with island
- Garage and block paved driveway
- Desirable village location
- Air source underfloor heating
- Heat recovery (MVHR) and solar panels
- Large garden and balcony



Council Tax Band

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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