



**CLIVEPEARCE**  
Now you're moving

3 Bedrooms

House - Terraced

Guide Price

£250,000

Located in

Truro



[www.clivepearceproperty.com](http://www.clivepearceproperty.com)



# Broad Street

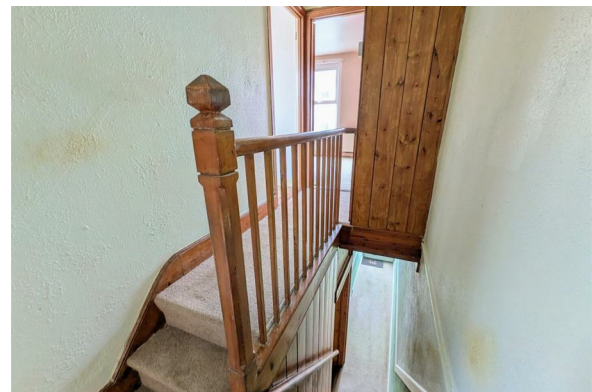
Truro | | TR1 1JD



A 2/3 bedroom terraced townhouse with garden located in a favoured road and offered with NO ONWARD CHAIN. Close to The Rising Sun pub and Archbishop Benson Primary School.

# Broad Street

£250,000 Freehold




- Renovation potential
- Good size garden
- Extended mid terrace
- Quiet road north of city
- 2/3 bedrooms
- Walk to town
- Close to school, pub and shops
- No chain

## Council Tax Band C

## 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
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>87</b>
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>65</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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Cornwall  
TR1 2LS



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