



Linden Crescent
Newquay
Cornwall
TR7

Offers in Excess of £320,000

bettermove 

Linden Crescent Newquay

Bettermove are proud to present this 3 bedroom end of terrace in Newquay.

The property benefits from double glazing, and gas central heating throughout, with off street parking available via the driveway.

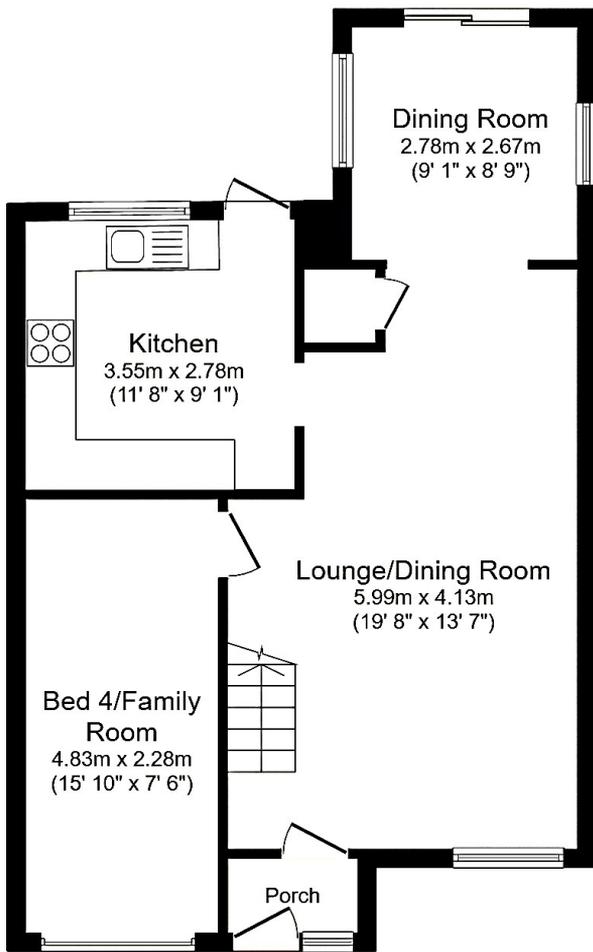
The council tax band is C.

The interior of this beautifully presented property comprises a spacious living room, dining room, fitted kitchen, and a versatile room, used as a fourth bedroom, or family room. The first floor consists of three double bedrooms, alongside the family bathroom, with separate WC. Outside, the property boasts a private rear garden, with both patio and lawn areas, perfect for enjoying the summer months.

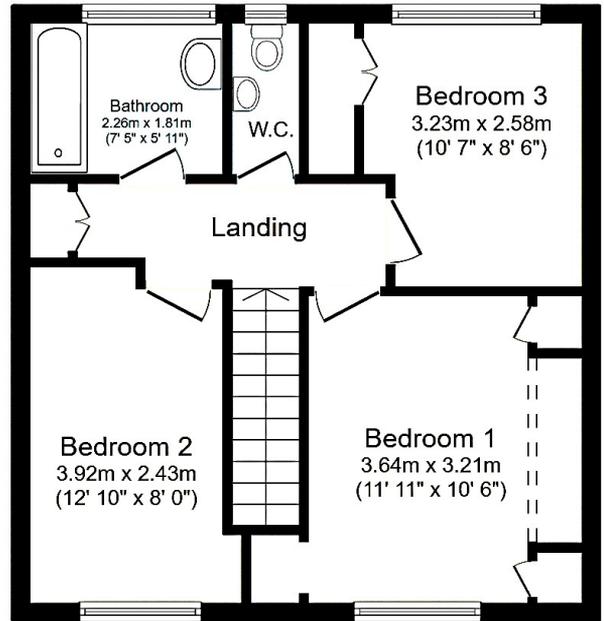
Located in the popular coastal town of Newquay, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, schools, and a short distance to the seafront. Excellent transport connections can be found from Newquay Train Station, a variety of local bus routes, and quick access to the A392, leading to the A30.

This exciting opportunity should not be missed. All enquiries can be made through Bettermove.





Ground Floor



First Floor

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		85
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		82
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk