

DRAKES

ESTATE AGENTS



Corbett Road, Hollywood, B47 5LT

£440,000

- An Extended Detached Dormer Bungalow
- Three Bedrooms
- Lounge
- Re-fitted Dining Kitchen
- Modern Shower Room
- Guest WC
- Well Maintained Gardens
- Corner Plot
- Large Driveway
- Garage



SCAN TO VIEW
VIRTUAL TOUR

3 Drakes Cross Parade, Hollywood, Birmingham B47 5HD

p: 01564 660950 e: sales@drakesestateagents.co.uk w: drakesestateagents.co.uk

Registered in England and Wales. Company No. 14363812 Registered address: 11 Swan Street, Alcester, England, B49 5DP

DRAKES

ESTATE AGENTS



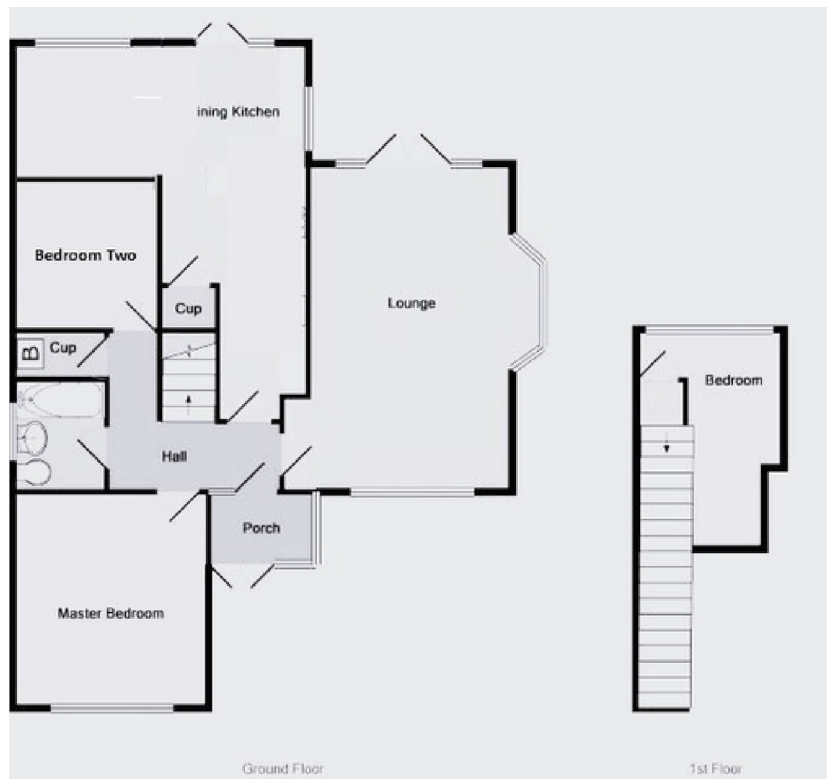
- Lounge to front - 5.89m x 3.07m (19'4" x 10'1")
- L-Shaped Dining Kitchen to rear
- Kitchen area - 6.91m x 2.77m (22'8" x 9'1")
- Dining area - 2.64m x 2.51m (8'8" x 8'3")
- Bedroom One to front - 3.91m x 3.56m (12'10" x 11'8")
- Bedroom Two to side - 2.67m x 2.57m (8'9" x 8'5")
- Shower Room to side - 2.03m x 1.65m (6'8" x 5'5")
- Bedroom Three to first floor - 3.94m x 1.88m (12'11" x 6'2")
- Garage - 4.6m x 2.74m (15'1" x 9'0")

A beautifully presented and extended detached dormer bungalow occupying a pleasant corner plot with modernised accommodation comprising in brief of entrance porch, reception hall, lounge, re-fitted dining kitchen, two ground floor bedrooms, modern shower room, guest WC and a further first floor bedroom. There are well-maintained gardens to the front side and rear, large driveway and a garage.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	71	
(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	

COUNCIL TAX BAND: Band E
 EPC Rating: C
 Tenure: Freehold

Tenure
 The vendor advises that the property is Freehold. Drakes Estate Agents will not be held responsible should this information be incorrect and we request that your conveyancing solicitor verifies this throughout the conveyancing procedure.



The information provided by Drakes Estate Agents do not constitute part or all of an offer or contract, the measurements are supplied for guidance only and as such must be considered incorrect, we have not tested any appliances, fittings, services or equipment or and we ask all potential buyers to check the working of any appliances and the measurements before committing to any expenses. For Money Laundering purposes we will request any potential buyer at offer stage to provide proof of Identity before negotiation takes place.