

DRAKES

ESTATE AGENTS



Douglas Road, Hollywood, B47 5JZ

£450,000

- A Well Presented Semi-Detached
- Four Good Sized Bedrooms
- Dual Aspect Lounge/Dining Room
- Re-fitted Modern Kitchen
- Guest WC
- Modern Re-Fitted Shower Room
- Mature Rear Garden
- Garage
- Off-Road Parking



SCAN TO VIEW
VIRTUAL TOUR

3 Drakes Cross Parade, Hollywood, Birmingham B47 5HD

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

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Dual Aspect Lounge/Dining room - 4.37m max 3.30m min x 7.26m
(14'4"max 10'10min x 23'10" plus bay)

Kitchen to rear - 3.33m x 4.98m (10'11" x 16'4")

Bedroom One to front - 3.68m x 3.58m (12'1" x 11'9") plus fitted wardrobes

Bedroom Two to rear - 3.3m x 2.79m (10'10" x 9'2") plus fitted wardrobes

Bedroom Three to front - 3.15m x 2.49m (10'4" x 8'2") plus recess

Bedroom Four to rear - 2.36m x 1.91m (7'9" x 6'3")

Ground Floor

Shower room to rear - 2.31m x 1.91m (7'7" x 6'3") plus shower cubicle

Garage - 4.72m x 2.49m (15'6" x 8'2")

A well-presented semi-detached property with spacious accommodation comprising in brief of entrance porch, reception hall, lounge/dining room modern breakfast kitchen, guest WC, four good-sized bedrooms, modern shower room, beautifully landscaped gardens, enjoying a westerly aspect, garage and a driveway providing off-road parking.

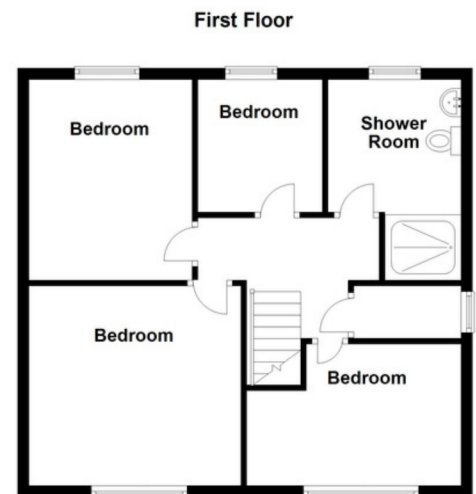
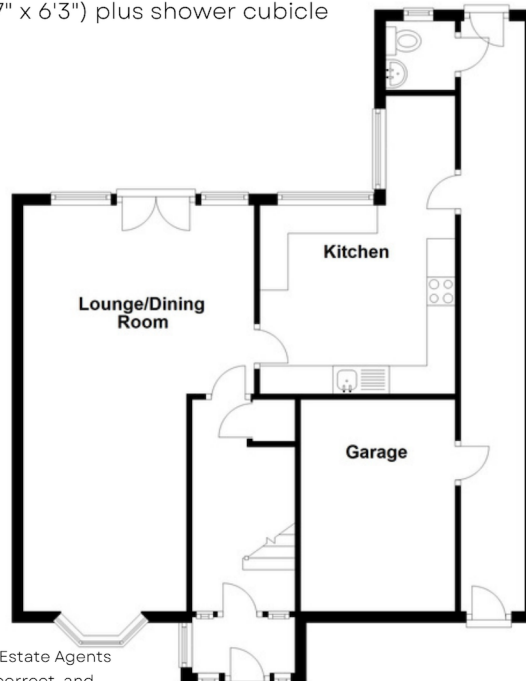
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		82
(81-91)	B		
(69-80)	C	69	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

COUNCIL TAX BAND: D

EPC Rating: C

Tenure: Freehold

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.



Total area: approx. 129.7 sq. metres (1396.2 sq. feet)

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