

# DRAKES

ESTATE AGENTS



Mayhurst Road, Hollywood, B47 5QG

£375,000

- A Well Presented Semi-Detached
- Three Bedrooms
- Lounge Diner
- Extended Kitchen Breakfast Room
- Conservatory
- Utility & Separate Store
- Guest WC
- Family Bathroom
- Off Road Parking
- Pleasant Rear Garden



SCAN TO VIEW  
VIRTUAL TOUR

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Lounge Diner Dual Aspect - 3.12m x 7.26m max 2.41m min (10'3" x 23'10" max 7'11"min)

Breakfast Kitchen to rear - 4.98m x 3.35m (16'4" x 11'0") max

Conservatory - 3.12m x 2.39m (10'3" x 7'10")

Bedroom One to front - 3m x 3.45m (9'10" max x 11'4") plus fitted wardrobes

Bedroom Two to rear - 3.18m x 2.57m (10'5" x 8'5")

Bedroom Three to front - 2.59m x 1.98m (8'5" x 6'5")

Bathroom to rear - 2.39m x 1.68m (7'10" x 5'6")

A very well presented semi-detached property situated in a lovely quiet cul-de-sac location with accommodation comprising in brief of entrance porch, reception hall, lounge/dining room, conservatory, extended breakfast kitchen, utility room, guest WC, three bedrooms, family bathroom, rear garden, driveway providing off road parking and a store room.

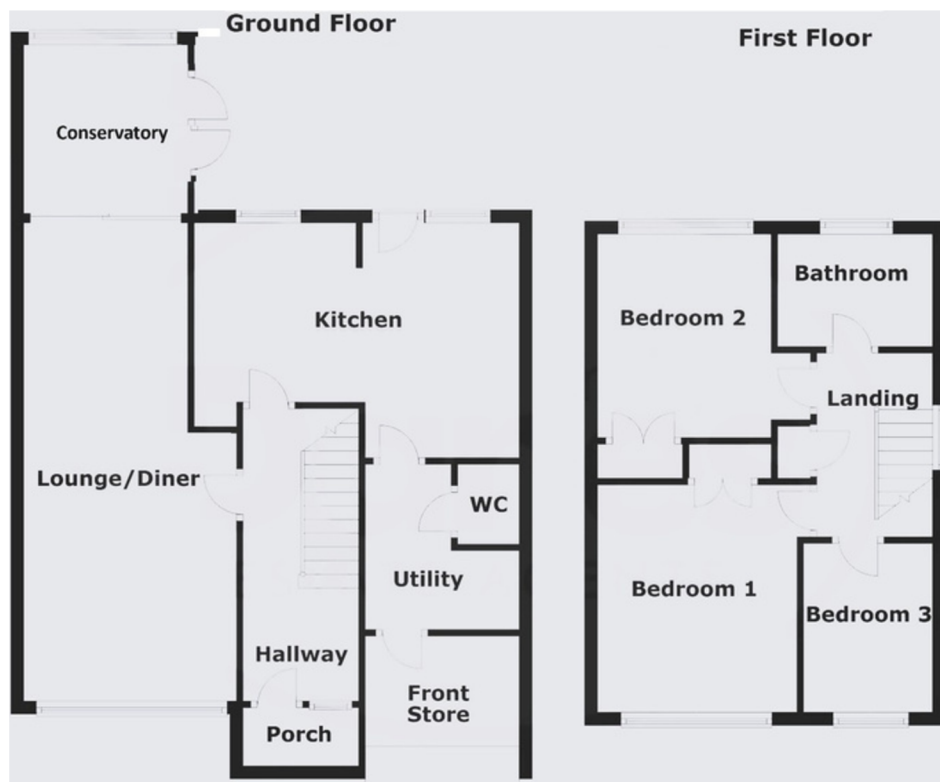
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>		
(55-68) <b>D</b>	62	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

COUNCIL TAX BAND: Band D

EPC Rating: D

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.



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