

DRAKES

ESTATE AGENTS



Douglas Road, Hollywood, B47 5JZ

£385,000

- A Traditional Style Semi Detached
- Three Bedrooms
- Lounge Diner
- Kitchen
- Utility Area
- Guest WC
- Re-Fitted Bathroom
- Landscaped Rear Garden
- Garage
- Scope To Extend STPP



SCAN TO VIEW
VIRTUAL TOUR

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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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Kitchen to rear - 2.59m x 2.16m (8'6" x 7'1")

Lounge/Dining Room - 7.42m x 3.23m (24'4" x 10'7") into bay

Bedroom One to front - 3.63m x 3.15m (11'11" x 10'4") plus bay

Bedroom Two to rear - 3.25m x 3.68m (10'8" x 12'1")

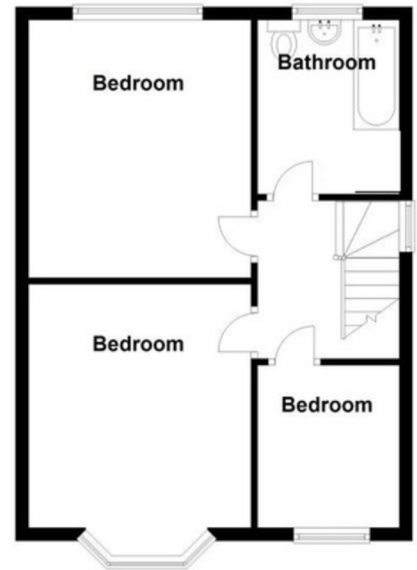
Bedroom Three to front - 2.39m x 2.29m (7'10" x 7'6")

Bathroom to rear - 2.13m x 2.57m (7'0" x 8'5")

Garage - 4.37m x 2.26m (14'4" x 7'5")

A traditional style semi-detached home offering great scope for extension subject to the relevant planning permission with accommodation comprising in brief of entrance porch, reception hall, lounge/dining room, kitchen, utility area, guest WC, three bedrooms, re-fitted bathroom, beautifully landscaped rear garden, garage and off road parking.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92 plus)		
B (81-91)		
C (69-80)		77
D (55-68)	62	
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



COUNCIL TAX 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.

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. Some properties may have been staged for marketing purposes using AI (artificial intelligence). For Money Laundering purposes we will request any potential buyer at offer stage to provide proof of identity before negotiation takes place. Drakes Estate Agents do receive a small referral fee from some Conveyancing Solicitors & Mortgage Brokers which is on a case-by-case basis, and is subject to a minimum referral fee of £50.

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