

DRAKES

ESTATE AGENTS



Cherry Walk, Hollywood, B47 5RL

£425,000

- A Beautifully Presented Semi Detached Home
- Three Double Bedrooms
- Impressive Lounge Diner
- Breakfast Kitchen
- Home Office/Games Room
- Spacious En-Suite Shower Room
- Attractive family Bathroom
- Utility Room
- Garage & Driveway Parking
- Rear Garden



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



Breakfast Kitchen to front - 3.46m x 2.13m (10.6'9" x 7'0")

Utility Room to rear - 4.75m max x 1.85m max (15'7" x 6'1")

Versatile Home Office/Games Room to front - 3.89m x 2.59m (12'9" x 8'6")

Impressive Extended Lounge Diner to rear - 5.23m max x 7.11m (17'2" x 23'4")

Bedroom One to rear - 4.37m x 2.62m (14'4" x 8'7")

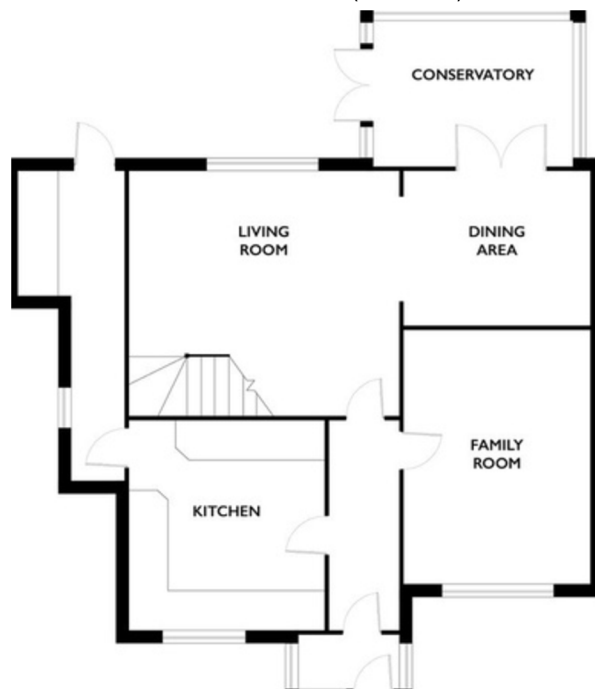
Spacious En-Suite Shower Room to front - 2.62m x 2.77m (8'7" x 9'1" max into shower, 7'4" min)

Bedroom Two to rear - 4.11m x 2.64m (13'6" x 8'8")

Bedroom Three to front - 3.28m x 2.18m (10'9" x 7'2")

Attractive Family Bathroom to front - 2.29m max x 1.83m max (7'6" x 6'0")

An extended and beautifully presented semi detached family home benefitting from three double bedrooms, impressive extended lounge diner, breakfast kitchen, versatile home office/games room, spacious en-suite shower room, attractive family bathroom, utility room, garage, off road parking and rear garden.



COUNCIL TAX BAND: D

EPC Rating: TBC

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.