



melvyn
Danes
ESTATE AGENTS

Windrush Road

Hollywood

Offers Around £320,000

Description

An excellent location for this mid terraced house in this popular location close to local shops, library, doctors surgery and primary schooling at Coppice and secondary at Woodrush which are both cited in nearby Shawhurst Lane - education facilities are of course subject to confirmation from the Education Department.

The property is situated with easy access to Sainsbury's at the Maypole island and further shops on Hollywood Lane, Drakes Cross Parade and via the Alcester Road which also provides access to Birmingham City Centre and the southern Birmingham suburbs, along with the Hollywood By-Pass which links to the M42, forming the hub of the midlands motorway network.

There are railway stations nearby at Wythall and Whitlocks End offering commuter services between Birmingham and Stratford upon Avon, and local bus services provide access to Shirley and the surrounding suburbs of Birmingham.

Set back from the road via a tarmacadam driveway, a UPVC double glazed door opens into the porch with part glazed door into the hallway with guest cloaks WC, open access into the modern refitted kitchen diner and door into the spacious lounge diner with French doors to the conservatory giving access to the rear garden and stairs to the first floor accommodation.

On the first floor there are three bedrooms and a modern family bathroom.

The rear garden has a paved patio area leading to lawn with further decked area to the rear and fencing to boundaries.

There is a garage en block.



PORCH

HALLWAY

GUEST CLOAKS WC

REFITTED MODERN KITCHEN

DINER

11'1 x 9'2" (3.38m x 2.79m")

SPACIOUS LOUNGE DINER

15'11 x 15'10 max (4.85m x 4.83m max)

CONSERVATORY

13'1 x 6'5 (3.99m x 1.96m)

BEDROOM 1

13'1 x 9'11 (3.99m x 3.02m)

BEDROOM 2

11'3 x 9'1 (3.43m x 2.77m)

BEDROOM 3

9'2 x 5'10 (2.79m x 1.78m)

MODERN BATHROOM

GOOD SIZE REAR GARDEN

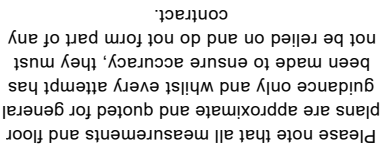
GARAGE EN BLOCK



BROADBAND: We understand that the standard broadband download speed at the property is around 13 Mbps, however please note that results will vary depending on the time a speed test is carried out. The estimated fastest download speed currently achievable for the property post code area is around 2000 Mbps. Data taken from checker.ofcom.org.uk on 08/08/2025. Actual service availability at the property or speeds received may be different.

These participants are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute representations of fact or form part of any offer or contract. Any Prospective purchasers should obtain verification for all legal and factual matters and information from their Solicitor. Licensed Conveyancer or Surveyors as appropriate. The agent has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. Photographs are provided for illustrative purposes only and the items shown in these are not necessarily included in the sale, unless specifically stated. The agent has not tested any apparatus, equipment, fixtures, fittings or services mentioned and do not by these Participants or otherwise verify or warrant that they are in working order.

REFERRAL FEES: We may refer you to recommended providers of ancillary services such as Counseling, Financial Services and Surviving. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider.



26 Windrush Road Hollywood B47 5QA
Council Tax Band: C

