



melvyn
Danes
ESTATE AGENTS

Richmond Close
Hollywood
Asking Price £550,000

Description

Situated in this popular and convenient cul de sac location, this well presented modern detached bungalow occupies a large gated plot close to the amenities of Hollywood and Wythall.

The property is located close to primary schooling at Coppice and senior at Woodrush which are both sited in Shawhurst Lane just a short distance away. (Education facilities are subject to confirmation from the Education Department). There is the benefit of local shops at nearby Drakes Cross Parade and Sainsbury's at the Maypole via the Alcester Road in Hollywood which in turn provides access to the M42 and the midlands motorway networks.

Situated within easy access to Shirley via Truemans Heath Lane with its comprehensive shopping facilities and along Hollywood Lane and Alcester Road back to Sainsbury's at the Maypole. The nearby village of Wythall has its own railway station offering commuter services between Birmingham and Stratford upon Avon, and local bus services provide access to the City of Birmingham and the surrounding suburbs.

An ideal location therefore, for this detached bungalow set back from the road behind a gated tarmacadam driveway, a blocked paved footpath leads to the porch with part glazed door into the hallway having doors to the guest cloaks WC, three bedrooms and bathroom. The lounge has windows to the front and sliding door to the garden, double doors open into the dining room with sliding doors to the rear garden and door into the modern refitted kitchen with granite work surfaces and built in Siemens appliances.

From the hallway the master bedroom has a refitted en suite shower room with walk in shower, there are two further good sized bedrooms and a refitted bathroom.

The rear garden is a really delightful aspect being south facing and walled to the boundaries, there are mature flower, shrub and herbaceous borders, gated side access and courtesy door to the detached double garage which has two electric roller shutter doors to the gated front driveway.



PORCH

HALLWAY

GUEST CLOAKS WC

LOUNGE

20'2 x 11'3 max (6.15m x 3.43m max)

DINING ROOM

12'6 x 9'9 (3.81m x 2.97m)

REFITTED KITCHEN

14'6 x 12'2 max (4.42m x 3.71m max)

MASTER BEDROOM

13'1 into bay x 11'2 (3.99m into bay x 3.40m)

REFITTED EN SUITE SHOWER ROOM

BEDROOM 2

11'2 x 10'9 into bay (3.40m x 3.28m into bay)

BEDROOM 3

11'2 x 6'4 (3.40m x 1.93m)

REFITTED BATHROOM

DELIGHTFUL SOUTH FACING PRIVATE WALLED REAR GARDEN

DETACHED DOUBLE GARAGE



TENURE: We are advised that the property is freehold.

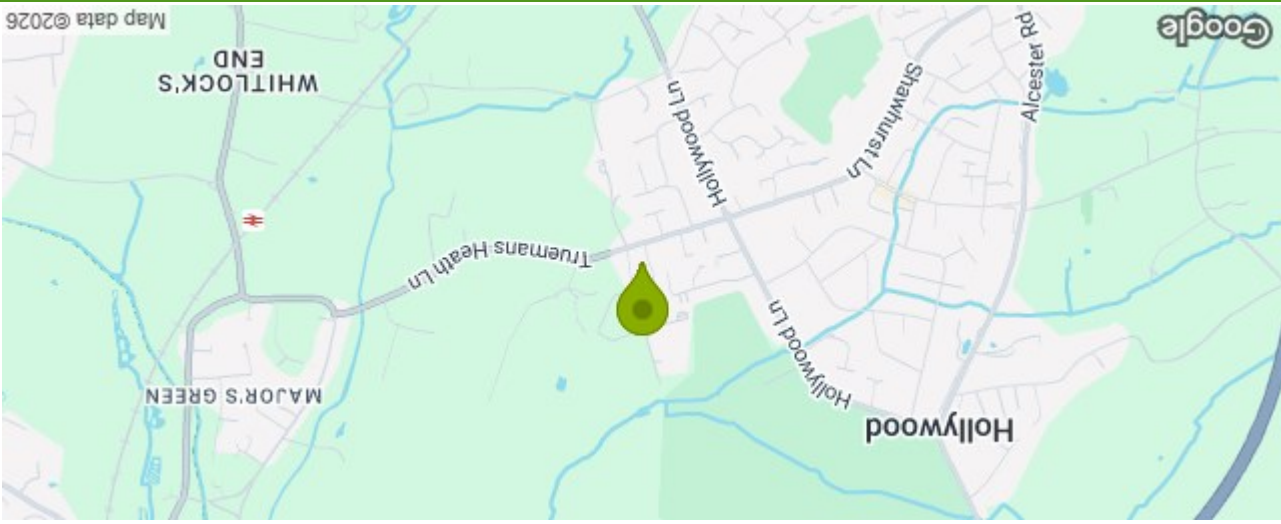
BROADBAND: We understand that the standard broadband download speed at the property is around 14 Mbps, however please note that results will vary depending on the time a speed test is carried out. The estimated fastest download speed currently achievable for the property post code area is around 2000 Mbps. Data taken from checker.ofcom.org.uk on 11/08/2025. Actual service availability at the property or speeds received may be different.

MOBILE: We understand that the property is likely to have current mobile coverage (data taken from checker.ofcom.org.uk on 11/08/2025. Please note that actual services available may be different depending on the particular circumstances, precise location and network outages. VIEWING: By appointment only with the office on the number below.

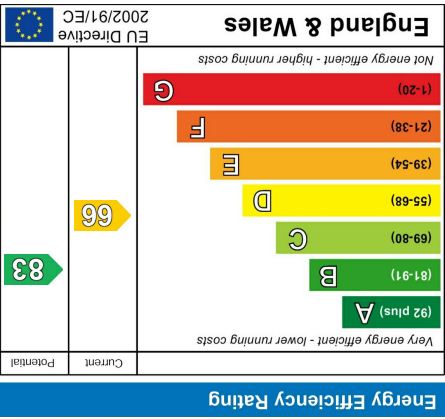
These particulars are for general guidance only and are based on information supplied and approved by the seller. Complete accuracy cannot be guaranteed and may be subject to errors and/or omissions. They do not constitute representations of fact or form part of any offer or contract. Any Prospective Purchaser should obtain verification of 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 Particulars or otherwise verify or warrant that they are in working order.

MONEY LAUNDERING REGULATIONS: Under anti-money laundering legislation, we are obliged to confirm the identity of individuals and companies and the beneficial owners of organisations and trusts before accepting new instructions, and to review this from time to time. To avoid the need to request detailed identity information from vendors and intending purchasers, we may use approved external services which review publicly available information on companies and individuals. However, should those checks, for any reason, fail adequately to confirm identity, we may write to you to ask for identification evidence. If you do not provide satisfactory evidence or information within a reasonable time, we may have to stop acting for you and we would ask for your co-operation in order that there will be no delay in agreeing a sale. Any purchaser who has a provisional offer accepted via this company will be liable to pay an administration fee of £25 (incl VAT) for each person connected with the transaction to cover these checks. If we are instructed by a third party selling agent they may carry out their own AML checks and any prospective purchaser will be required to pay any additional costs involved – please speak to the office for confirmation.

REFERRAL FEES: We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services and Surveying. 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.



2 Richmond Close Hollywood Birmingham B47 5QD Council Tax Band: F



Please note that all measurements and floor plans are approximate and quoted for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on and do not form part of any contract.