



Hollies Road, Oldbury
Offers in The Region of £140,000

Features:

- A 2 bedroom semi-detached house
- 2 reception rooms
- Kitchen, scullery and Utility
- 2 double bedrooms
- Bathroom with mixer shower
- Off-road parking
- Enclosed rear garden
- EPC - C

Description:

A 2 bedroom semi-detached house in the Tividale area, with local schools, shops, amenities, parks and nature reserve, and good connections to Dudley, Oldbury, and the surrounding conurbation.

The property briefly consists; hall, lounge with feature fireplace, living room with fireplace and connections for a gas fire and patio door to the rear garden. The end of the hall gives onto the kitchen with matching units and cupboards, inset sink, and space for the cooker of your choice. Moving through the kitchen takes you to the scullery area with storage, covered side entry, and the utility room with space for appliances. There is also a further door to the rear garden.

Upstairs presents double bedrooms 1 and 2 and the family bathroom having a mixer shower to the bath, toilet and sink.

Outside the front is dedicated to off-road parking. There is a side entry leading through the scullery to the rear garden which has a wood deck, lawn and borders with gravel infill and planting.

The property further benefits from gas central heating and double glazing.



Details:

Hall

Lounge

11' 0" x 10' 2" (3.35m x 3.10m)

Living Room

11' 0" x 10' 5" (3.35m x 3.17m)

Kitchen

8' 1" x 6' 0" (2.46m x 1.83m)

Scullery

16' 1" max x 10' 9" max (4.90m x 3.27m)

Utility

7' 0" x 5' 5" (2.13m x 1.65m)

Stairs Rise To First Floor

Bedroom 1

14' 4" x 10' 2" (4.37m x 3.10m)

Bedroom 2

11' 2" max x 10' 4" (3.40m x 3.15m)

Bathroom

6' 10" max x 6' 5" max (2.08m x 1.95m)

EPC Rating: C

Council Tax Band: B (tbc by solicitors).

Tenure: Freehold (tbc by solicitors).

For more information or to arrange a viewing, please call us on
01384 319 400.



How can we help you?

Need a mortgage?

We recommend Morgan Financial Solutions. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 01384 319 400, or visit their website for more information: www.morganfs.co.uk

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

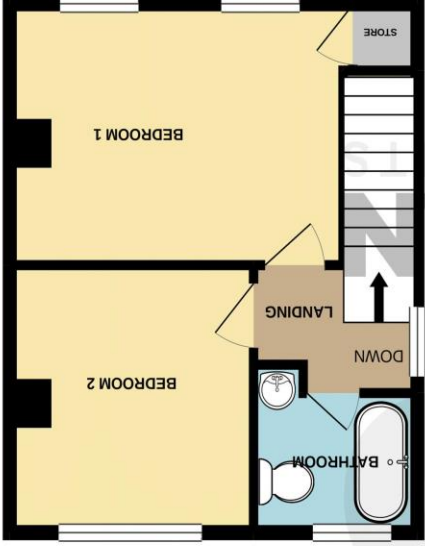
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GROUND FLOOR
483 sq.ft. (44.8 sq.m.) approx.



1ST FLOOR
345 sq.ft. (32.0 sq.m.) approx.



TOTAL FLOOR AREA: 827 sq.ft. (76.9 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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