



# Harrison Road, Headless Cross, Redditch B97 5BP

Offers In Region Of £375,000

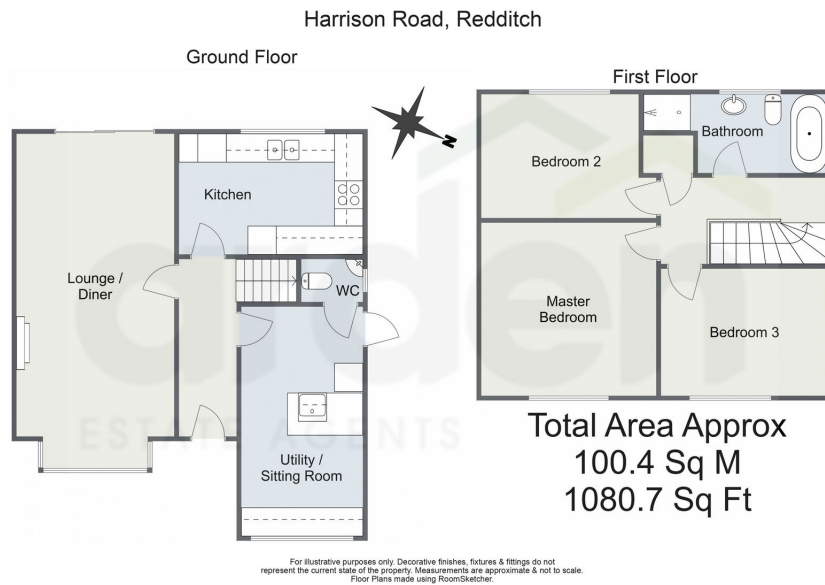
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- Beautifully Presented Detached House
- Dual Aspect Lounge/ Diner
- Separate Utility
- Private Aspect Rear Garden
- Catchment for Local Schooling
- Three Double Bedrooms
- Stylish Kitchen
- Contemporary Main Bathroom & Guest WC
- Driveway Parking
- Beautifully Finished Throughout



This beautifully appointed three double-bedroom detached home is ideally located within the sought-after catchment area for well-regarded schools in Headless Cross. The property boasts stylish interiors finished to a high standard throughout, a private aspect rear garden, and ample driveway parking.



**Energy performance certificate (EPC)**

1 Harrison Road REDDITCH B97 5SP	Energy rating <b>D</b>	Valid until: 6 August 2034
		Certificate number: 5220-9882-0642-3102-1413

Property type: Detached house  
Total floor area: 102 square metres

**Rules on letting this property**

Properties can be let if they have an energy rating from A to E.  
You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

**Energy rating and score**

This property's energy rating is D. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

**Properties get a rating from A (best) to G (worst) and a score.** The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:  
the average energy rating is D  
the average energy score is 60

For more information on this house or to arrange a viewing please call the office on:  
**01527 540 654**

Alternatively, you can scan the QR to view all of the details of this property online.

