

Andrew Grant
PRESTIGE & COUNTRY



4 Millstone Close
Sutton Coldfield, B76 1TX

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4 Bedrooms 2 Bathrooms 4 Reception Rooms

“An exceptional detached family home in sought-after Sutton Coldfield, beautifully modernised throughout with stylish interiors, landscaped garden and superb outdoor entertaining spaces....”

Scott Richardson Brown CEO

- Immaculately presented four-bedroom detached family home finished to a high contemporary standard.
- Stunning open-plan kitchen, dining, and living space with bi-fold doors to the garden.
- Luxurious principal suite with feature wall, fitted storage, and en-suite shower room.
- Elegant family bathroom with high-end fixtures and modern design.
- Landscaped rear garden with outdoor kitchen and dedicated entertaining area.
- Spacious resin driveway and double garage, currently converted to a home gym.
- Prime Sutton Coldfield location close to excellent schools, amenities and transport links.



1715 sq ft (159 sq m)



The kitchen

The kitchen is designed as the central hub of the home, offering a layout that balances practicality with a sense of modern refinement. A comprehensive range of high gloss units are arranged to maximise both storage and style, complemented by expansive work surfaces that provide excellent preparation space. Integrated appliances, including twin ovens, microwave, dishwasher, wine cooler, fridge and freezer, ensure the kitchen is fully equipped for daily use and entertaining. A five ring gas hob with extractor is set centrally, further enhancing the workspace.

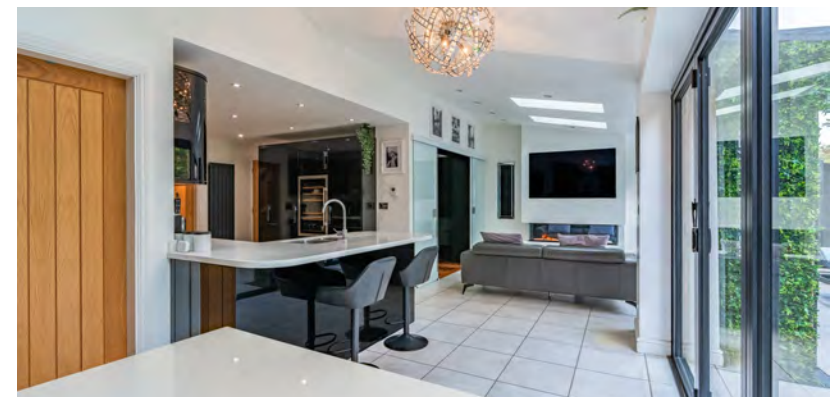


A breakfast bar extends the area, providing an informal dining option ideal for morning coffee or relaxed gatherings. Beyond this, bi-folding doors open fully to the garden, allowing light to flood the space and encouraging a natural connection between indoor and outdoor living. The tiled floor is practical underfoot and continues throughout the adjoining family and dining areas, creating consistency and flow across this part of the home. A door leads through to the utility room, which continues the same high-quality finish with matching high-gloss cabinetry, edged work surfaces, and tiled flooring. The utility provides convenient recesses for a washing machine and additional appliances, maintaining a tidy and efficient workspace.



The family area

The family area extends directly from the kitchen and has been designed to provide both comfort and versatility. Generous glazing and skylights ensure the space is filled with natural light, while bi-folding doors open fully to the garden. The layout offers flexibility for seating arrangements, making it a perfect area for relaxation or social occasions. A contemporary feature wall houses a recessed media unit with integrated log effect fire, creating a striking focal point that is both practical and stylish.





The open plan arrangement ensures clear sightlines back to the kitchen and dining area, allowing the space to function as a central gathering point for family life. The tiled floor continues throughout, giving cohesion and an easy to maintain finish, while underfloor heating enhances comfort. Sliding glass doors lead into the formal dining room, allowing the two areas to be used together for entertaining or kept separate for more intimate occasions.





The dining room

The dining room is introduced through sliding glass doors from the family area, offering a defined yet connected space for more formal occasions. A striking backdrop enhances the atmosphere while the proportions of the room allow comfortably for a large dining table. The layout ensures the room feels private when required yet retains a clear link to the adjoining family space and garden, creating flexibility for both intimate dinners and larger gatherings.





The living room

The living room is an inviting and well-proportioned space, perfectly suited for both everyday use and entertaining. A large bay window brings in an abundance of natural light while adding character to the room. The focal point is a contemporary media wall with integrated electric fire, creating both warmth and visual appeal. The room offers generous floor space, making it ideal for multiple seating arrangements while maintaining an open and welcoming feel.







The study

The study is a well-proportioned room positioned at the front of the property, offering a quiet and versatile space ideal for home working or personal use. A large window allows natural light to flow in, creating a bright and comfortable environment throughout the day. The room is easily adaptable to suit a range of requirements, whether as a dedicated office, reading room or hobby space. Its location within the home provides privacy while remaining easily accessible from the main hallway.







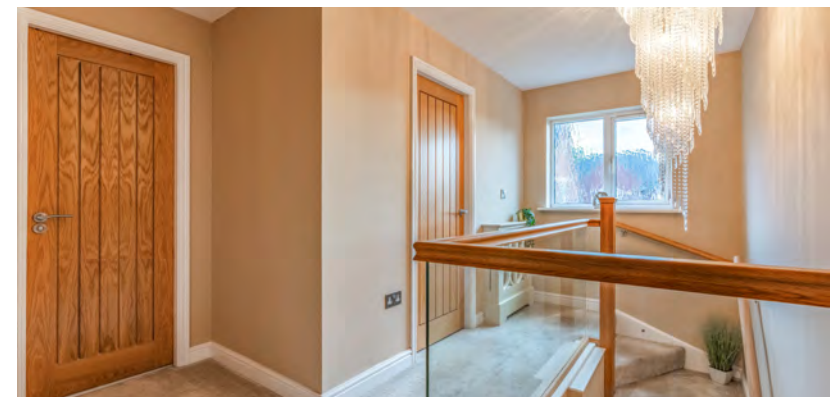
The entrance hall and cloakroom

The hallway offers a bright and spacious entrance with a clear view through to the kitchen and garden beyond. A modern staircase with glass balustrade enhances the sense of space, while polished tiled flooring provides an attractive finish complemented by underfloor heating for added comfort. The guest cloakroom is positioned just off the hallway, fitted with a contemporary suite comprising a vanity wash hand basin and low-level WC. Stylish tiling, quality fittings, and underfloor heating continue the home's high standard of finish and refined appearance.



The landing

The landing provides an attractive central point on the first floor, connecting the four bedrooms and family bathroom with ease. A glass balustrade enhances the feeling of light and space while adding a modern finish to the staircase. The area is illuminated by a striking chandelier that creates a sense of elegance and adds character to the upper floor. Practical storage is conveniently located, ensuring functionality is matched with style.





The principal bedroom

The principal bedroom offers a generous and well-planned retreat, combining space with modern comfort. A large window brings natural light into the room, enhancing its bright and welcoming atmosphere. Fitted wardrobes provide excellent storage while maintaining clean lines and a sense of order. The proportions easily accommodate a large bed and additional furniture, making the room highly practical as well as stylish. Direct access is given to a private en suite shower room, ensuring convenience and privacy.

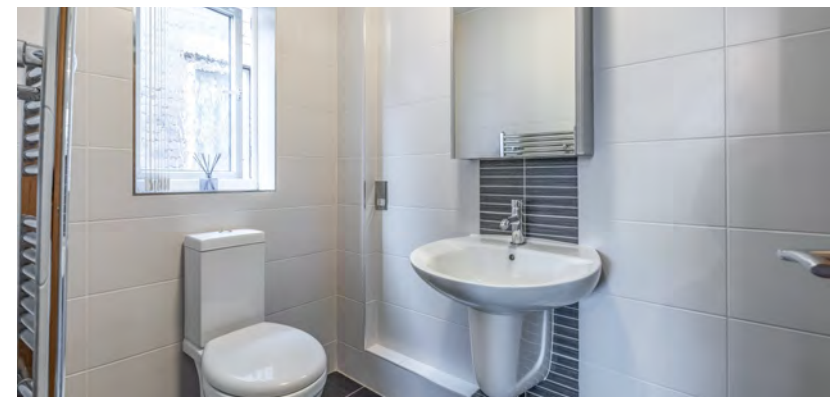






The principal en suite

The en suite is fitted with a modern shower cubicle enclosed by glass doors, offering convenience and practicality. A wash hand basin with contemporary fittings and a low-level WC complete the suite, all set against a backdrop of tiled walls that ensure a clean and stylish finish. The design is compact yet efficient, making excellent use of space while maintaining comfort and privacy for the principal bedroom.





The second bedroom

The second bedroom is a bright and generously sized double, positioned to enjoy views to the front of the property. Two windows allow natural light to fill the space, creating an open and welcoming feel throughout the day. The room includes fitted wardrobes, offering excellent storage without compromising on floor space, while the proportions comfortably accommodate a large bed and additional furniture.



The third bedroom

The third bedroom is a comfortable double positioned to the rear of the property, enjoying views across the garden. A large window ensures the room benefits from natural light, enhancing its bright and airy feel. Built-in wardrobe space offers practical storage, helping to maintain a clean and uncluttered layout. The proportions allow for a double bed and additional furnishings, making the room highly versatile for family use.





The fourth bedroom

The fourth bedroom is positioned to the rear of the property and benefits from a large window overlooking the garden, allowing plenty of natural light. Built-in wardrobe space ensures excellent storage while maintaining floor space for flexibility. The proportions comfortably accommodate a single bed or offers versatile uses such as a nursery, home office or dressing room.





The family bathroom

The family bathroom is finished to an exceptional standard, offering both style and practicality. A deep-set bath with wall-mounted fittings provides a luxurious centrepiece, complemented by a separate shower enclosure with rainfall head. A flush-mounted mirror TV with built-in smart apps adds a touch of modern indulgence. The wash hand basin is mounted on a floating vanity unit, paired with a modern WC featuring an electronic function. Full-height marble-effect tiling creates a striking backdrop while underfloor heating enhances comfort.





The garden

The rear garden has been designed with both style and function in mind, providing a truly impressive space for outdoor living. Porcelain paving frames the area and creates distinct zones that flow naturally from the property's bi-folding doors. A raised deck provides space for a large hot tub, set against a backdrop of well-kept planting beds and LED lighting that creates a striking evening ambience. Artificial lawn adds year-round greenery with minimal maintenance.



An outstanding entertaining space is found at the far end, featuring a purpose-built outdoor kitchen with barbecue, gas hob, drinks fridge and space for a pizza oven, creating the perfect setting for hosting family and friends. A generous area allows for outdoor dining and relaxation, with scope for a fire pit or seating arrangement to suit individual preferences. The garden is designed to be enjoyed both day and night, with subtle lighting enhancing the landscape and highlighting mature shrubs and trees. Whether dining outdoors, relaxing in the hot tub or entertaining on a larger scale, this garden offers a superb blend of practicality, comfort and style.



The double garage

The property benefits from a spacious double garage, currently converted into a superb home gym. The garage features mirrored walls, spot lighting, and wood-effect flooring, creating a bright and motivating space. It is well-equipped with a treadmill, weight racks, strength training machines, and a punch bag, offering a professional-standard workout environment without leaving home. The roller shutter doors remain in place, meaning the space could easily be returned to a traditional garage if preferred.





The driveway and parking

The property is set behind a generous driveway that provides ample off-road parking for multiple vehicles. Finished with a smart, low-maintenance resin surface, the driveway complements the home's modern exterior and an electric vehicle charging point adds convenience. The detached double garage, fitted with roller shutter doors, sits to the side and further enhances the practicality of secure parking and storage. The driveway design ensures easy access and plenty of space for both residents and guests.



Location

This stunning home is located in the highly sought-after area of Sutton Coldfield, a location renowned for its blend of vibrant amenities, excellent schools, and superb transport links. The property enjoys a prime setting within easy reach of Sutton Coldfield town centre, which offers an excellent selection of shops, cafés, restaurants, and leisure facilities, including the popular Gracechurch Shopping Centre. For those who enjoy the outdoors, the vast Sutton Park – one of Europe's largest urban parks – is close by, offering 2,400 acres of natural beauty with lakes, woodlands, and walking trails.

Families are well catered for, with a range of highly regarded primary and secondary schools in the area, including outstanding Ofsted-rated options. Sutton Coldfield is also home to a number of independent schools, making it an ideal choice for those seeking quality education.

Transport links are another key benefit, with nearby Sutton Coldfield and Four Oaks railway stations providing regular services into Birmingham New Street, making commuting into the city centre straightforward. Road connections are equally strong, with easy access to the M6, M42, and A38, linking the area with Birmingham, Lichfield, and beyond. Birmingham International Airport is also within easy reach for international travel.

Services

The property benefits from mains gas, electricity, water and drainage.

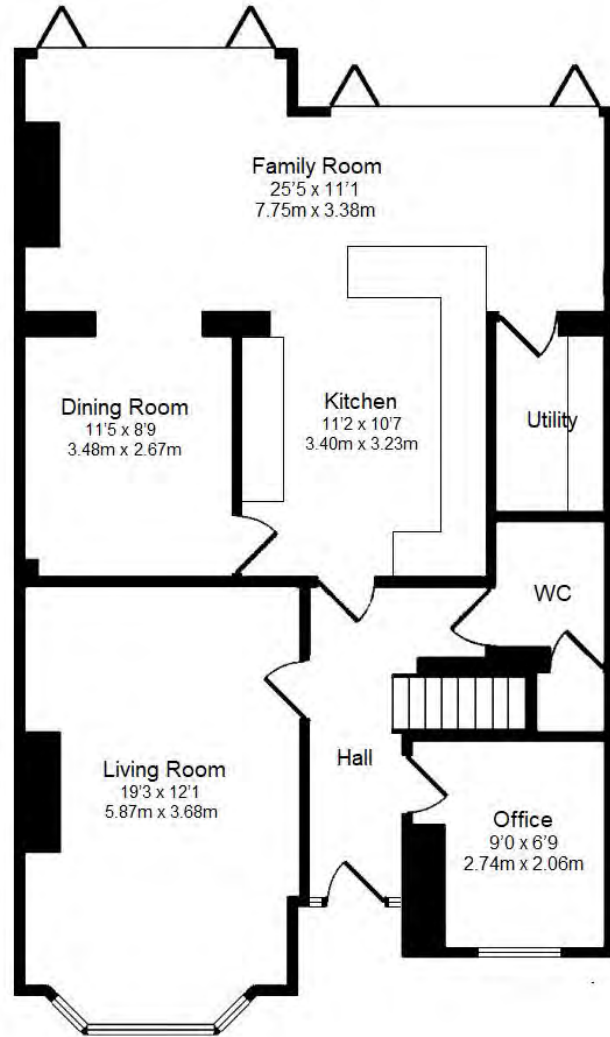
Council Tax

The Council Tax for this property is Band G

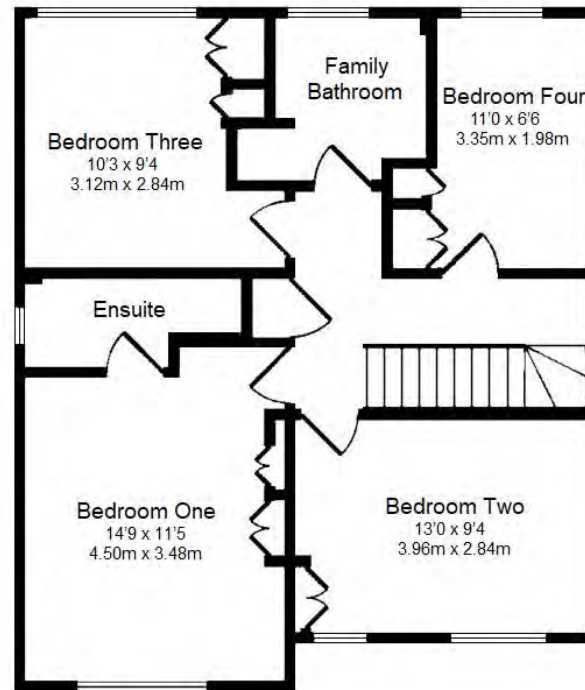


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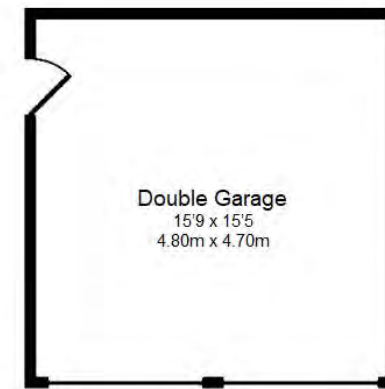
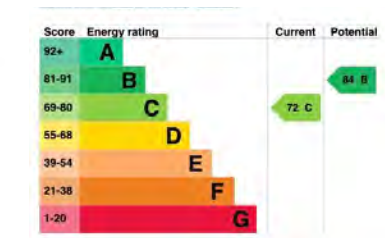
Approximate Gross Internal Area: 159 sq m / 1715 sq ft
Garage: 23 sq m / 247 sq ft



GROUND FLOOR



FIRST FLOOR



GARAGE

Plan for identification purposes only, measurements are approximate and not to scale.



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