



Burwood Uttoxeter Road

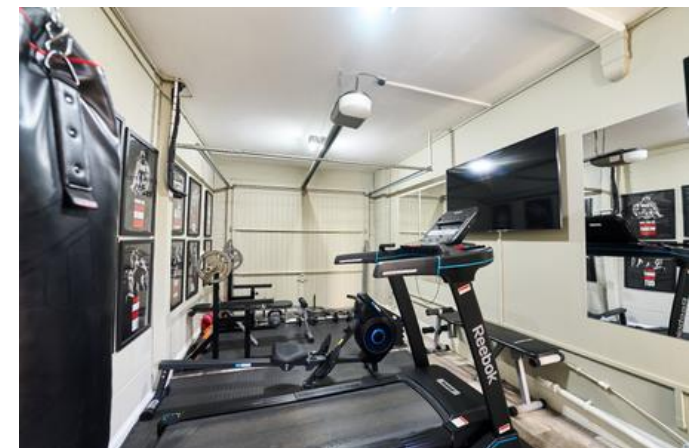

BESPOKE
by northwood

£3,500,000



Key Features

- Master Bedroom Suite
- 7 Double Bedrooms with En-suite
- Spacious Open Plan Kitchen Dinner
- Circa 1 Acre Plot
- Home Office
- Bespoke Country House
- EPC rating C
- Freehold





Located within the village of Hill Ridware, on the outskirts of the town of Rugeley and the vibrant city of Lichfield, the impressive property is just minutes away from the main road networks of the M6 and A38 and is also situated near to a train station with a direct route to London in an hour and 20 minutes.

From the outside, the red-brick house is full of character, with a pillared portico above the front door above which is a wooden balcony, and a feature 'turret' to the left-hand side. The entrance door opens onto a large tiled-floor hallway which allows natural light to flood in and features an impressive wooden staircase leading to the gallery landing on the first floor.

To the right-hand side of the hallway lies a spacious modern drawing room with log burner and a separate living room, both of which are stylish and tastefully decorated.

The left side of the hallway leads onto a billiard room, and beyond this a stunning bar area, complete with mirrored backdrop and seating for guests.

The rear of the hallway opens onto a contemporary fully fitted kitchen with a central island and seating, plus a dining area that can house a large dining table and chairs for guests.

Beyond the kitchen, a hallway leads through to a converted garage building which houses a kitchen, an ensuite double bedroom, a gym area, plus a garage too.

Directly above, accessed via a separate staircase, there is an office area, and a stunning cinema room designed to allow the whole family to be able to enjoy a film together in both luxury and comfort.

Downstairs, the property also benefits from a Sonos surround sound speaker system throughout as well as underfloor heating too, as well as two guest cloakrooms with WC.

The feature staircase in the entrance hallway leads up to the large, central, gallery landing which has four double bedrooms directly leading off it. Two of which have en-suite facilities, one which has an ensuite plus walk-in wardrobe. Finally, there is the luxuriously impressive master suite, comprising a sleeping area along with an expansive walk-in wardrobe and 'his n hers' dressing areas, and a full bathroom with separate WC.

From the landing, a staircase leads up to the second floor, where two further bedrooms share a family bathroom.

The landing also features double French doors which open out onto a wooden balcony, with views over the property's foreground.





Outside, the rear of the house is predominantly laid to lawn, with a gravel path skirting the edge of the grass and encompassed by mature trees. The property also benefits from a brand new state of the art cctv system and super fast internet installed at the property.

Agents notes - Liam Francis - There are properties that I have marketed and sold but also, I have worked with some of the best developers in the UK. It is very rare that I come across a property that has such a unique design with standout features externally including all the mod cons internally. This property has everything you need for modern living but also has the benefit of multi-generational living; this has become a more popular option for many families over the past few years. Without saying too much, I would like to share with you my favourite features of this property.



It must be the master bedroom. As you enter this room, there are separate sections and levels which allow you to think you are entering a different room each time. I, personally, have never seen anything like this in a house of this Standard. This is a property that can have a deep history throughout generations to come. If you are interested in owning something that can be in your family for generations, then please do not hesitate to get in touch and book a viewing.



Approximate total area⁽¹⁾

5625.08 ft²

Reduced headroom

95.23 ft²

(1) Excluding balconies and terraces

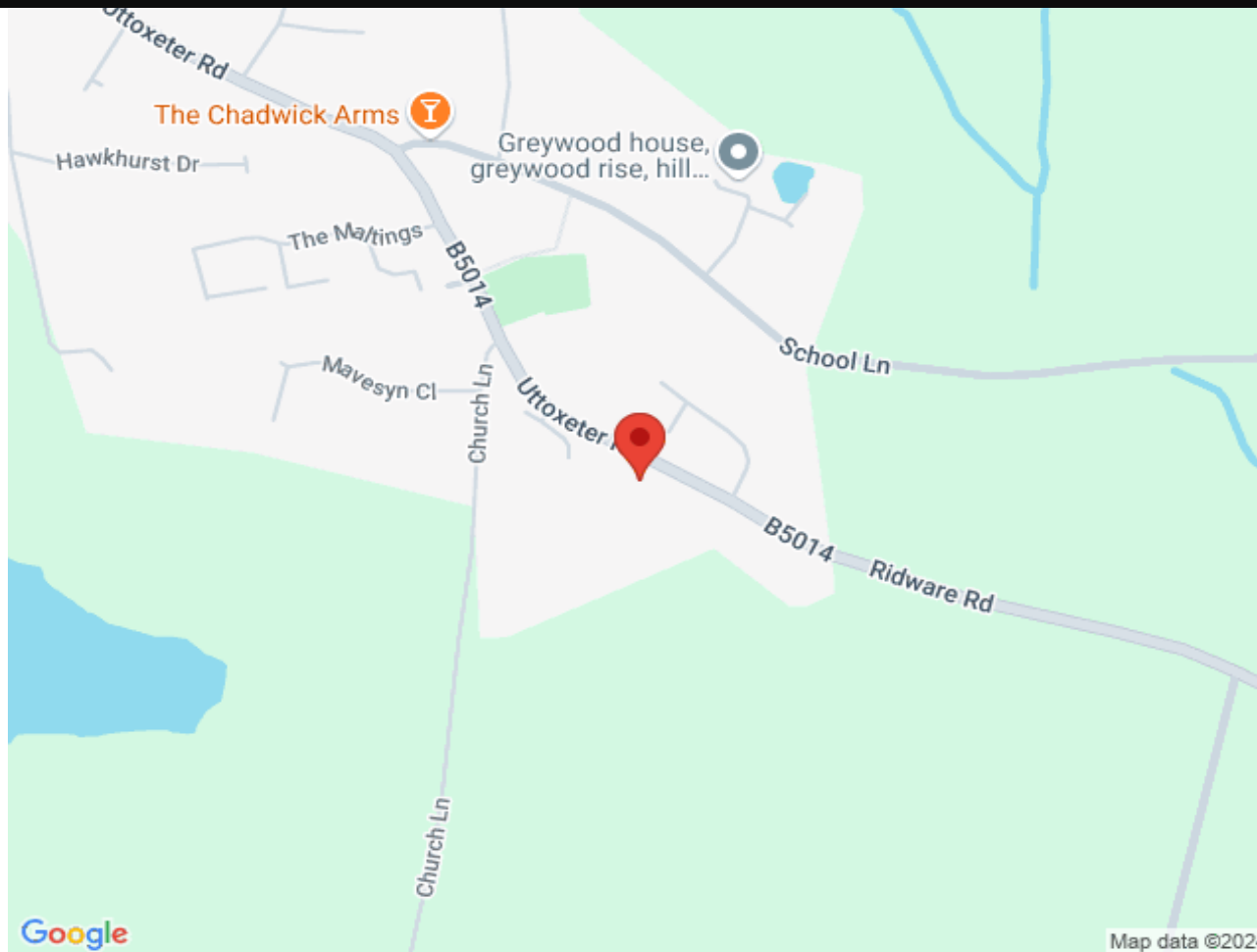
Reduced headroom

Below 5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360




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