

A circular logo for Chimney Pots Estate Agents. The text 'Chimney Pots' is in a large, white, sans-serif font. Below it, 'ESTATE AGENTS' is written in a smaller, green, sans-serif font. At the bottom of the circle, the tagline 'YOUR HOME • OUR PASSION' is written in a white, sans-serif font, following the curve of the circle.

Chimney Pots
ESTATE AGENTS

YOUR HOME • OUR PASSION



Moss Court, Locks Road, Locks Heath, SO31 6NT
£875,000



- Detached family residence beautifully extended and enhanced
 - Nestled in an exclusive development of just four homes
 - Impressive internal accommodation spanning 2300 sq ft
- Stunning open-plan kitchen, living/dining room and snug with underfloor heating
- Five generous bedrooms, two en-suites and a modern family walk-in shower room
 - 24ft lounge boasting two feature bay windows
 - Additional utility room, study and WC
 - Large double-width driveway and a 19ft integral tandem garage
 - Enclosed rear garden with an extensive patio area
- Highly convenient location close to excellent schools and amenities

This remarkable detached family residence has been meticulously updated and extended, situated in an exclusive development of just four homes. Upon arrival, a set of French doors welcome you into the entrance porch leading to an inviting 18ft entrance hall. The 24ft lounge is to the front, adorned with two expansive feature bay windows that flood the room with natural light and a fireplace with a striking brick facade.

The current owners have thoughtfully extended the rear of the house to create a dream open-plan family living area with triple-fold doors out to the garden. The magnificent 25ft kitchen becomes the heart of the home, providing an exceptional social and cooking space and is fully fitted with integrated appliances, a matching range of modern high-gloss wall and base level units, and a substantial central island incorporating a wine cooler and a breakfast bar. Wood flooring extends into a cosy snug and the 32ft living/dining room also features bi-fold doors that grant access to an extensive patio area perfect for al fresco dining. The rest of the garden is fully enclosed and primarily laid to lawn with borders adorned by mature hedging and seasonal plants.

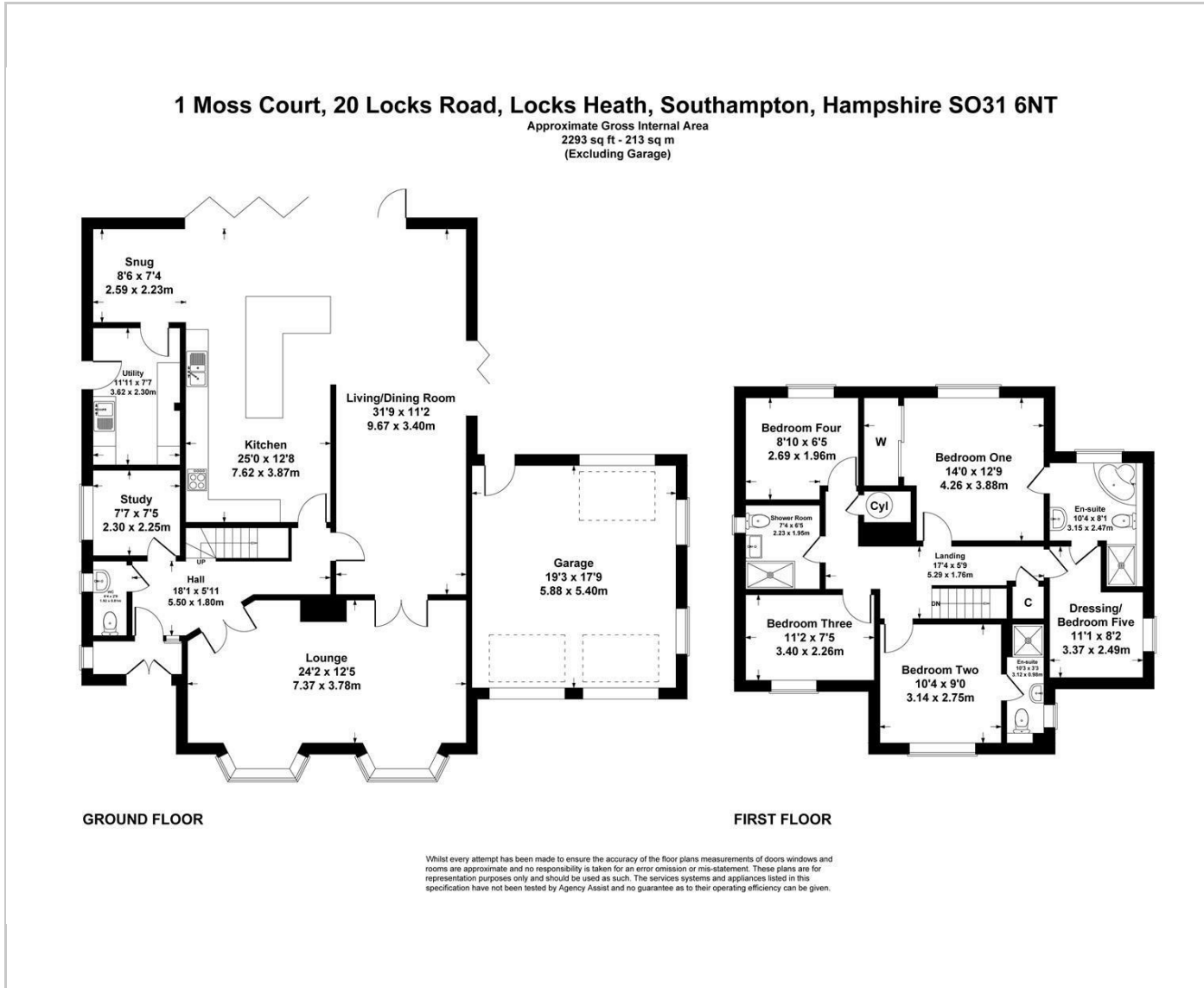
The ground floor also accommodates a separate utility room with a convenient side access door and abundant space for appliances, an additional study ideal for those working from home, and a W/C.

A stunning oak and glass staircase leads up to the first floor, comprising five well-proportioned bedrooms, two of which boast en-suites. The family bathroom has been tastefully redesigned into a contemporary shower room, boasting a spacious walk-in shower and the master bedroom spans an impressive 14ft and offers dual built-in wardrobes, as well as access to a four-piece en-suite.

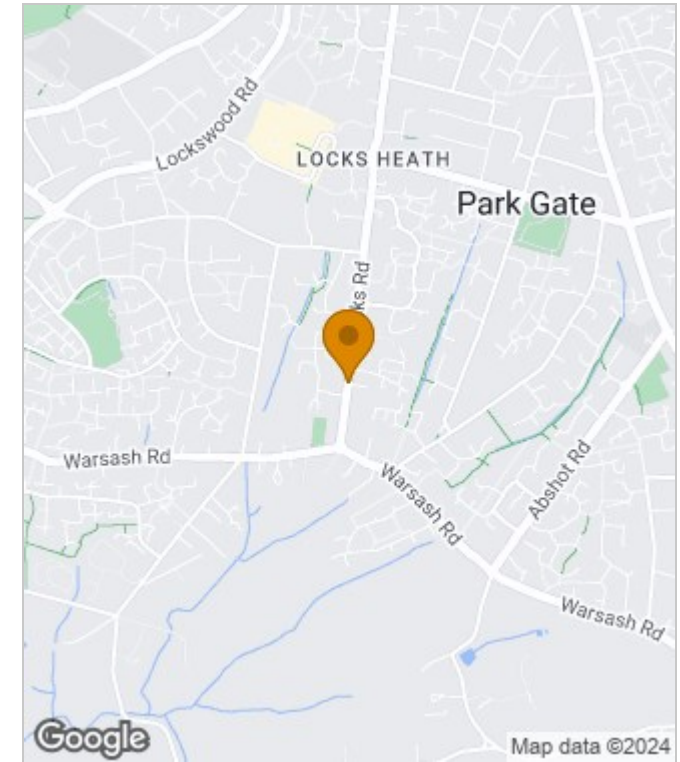
At the front of the property, a double-width driveway provides ample off-road parking and benefits from a charging point for electric vehicles. The integral tandem garage features twin 'up and over doors' and a pitched roof.



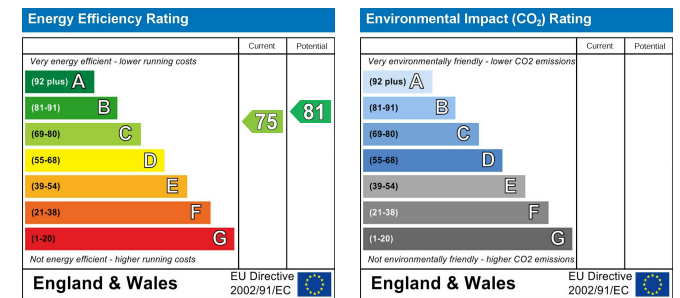
Floor Plans



Area Map



Energy Performance Graph



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