



**Wentworth Road, Sutton Coldfield - B74 2SG**  
**£1,575,000**



## Wentworth Road

### Four Oaks

Upon entering, one is greeted by the elegant hallway, setting the tone for the refined interiors beyond. The stylish drawing room is approached through double doors from the hallway and is flooded with natural light from two sets of French doors that open onto the rear garden, while a refined stone fireplace creates a focal point for relaxed evenings.

The formal dining room, with its striking bay window to the front, exposed beam, and beautiful feature fireplace, is ideal for entertaining or family gatherings. Whilst a dedicated study, fully fitted and enjoying a front aspect, is perfect for working from home.

At the heart of the home lies the stunning open-plan kitchen, dining, and family room, a true focal point for family life, accessed through double doors from the hallway. This spectacular space features high end cabinetry, a breakfast island, granite worktops and premium appliances. A feature fireplace with a log-burning stove adds a glow of warmth, and a vaulted ceiling with roof windows bathe the room in natural light, whatever the season. French doors invite you to step out into the gardens for early morning coffee or al fresco dining.

A practical utility room and a stylish guest WC complete the ground floor accommodation.







## Wentworth Road

### Four Oaks

Upstairs, the landing leads to a principal bedroom suite with dual aspect windows, a serene space with a luxurious ensuite with roof window, and a dressing room, all designed to create a peaceful retreat. Bedroom two also enjoys a dual aspect, fitted wardrobes, and a contemporary en-suite, while two further bedrooms, each with fitted wardrobes and views over the rear garden, are served by a well appointed family bathroom, continuing the home's calm, cohesive aesthetic.

The outside space is truly exceptional, offering a rare feeling of space and tranquillity. The south facing rear garden is a private oasis, beautifully landscaped with an immaculate lawn bordered by mature shrubs and specimen trees. A large patio area, perfectly positioned for sunshine throughout the day, provides the ideal setting for al fresco dining, summer barbeques, or simply relaxing while children play on the lawn. The gardens have been thoughtfully designed to create distinct areas for entertaining, play, and peaceful reflection, with carefully chosen planting ensuring year round interest and colour.

To the front is a sweeping driveway and garage provide ample parking and practicality, secured by the gated entrance.















## FEATURES:

- A beautiful family home set within stunning gardens
- Located in the highly sought after and prestigious Four Oaks Estate
- Securely set behind electric gates with sweeping driveway and ample parking and garage
- Four immaculate bedrooms and three bathrooms
- Stylish drawing room with refined stone fireplace and garden outlook
- Stunning open plan kitchen/dining/family room with patio doors and roof windows, along with a separate utility room
- Formal dining room and dedicated fitted study
- Immaculate and private south facing private rear garden



## INTERESTED?

[Fouroaks@moorhouse-property.co.uk](mailto:Fouroaks@moorhouse-property.co.uk)

0121 308 3355

