



**PAUL  
CARR**  
Estate Agents  
Sales & Lettings

Aldridge Road, Aldridge  
Walsall, WS9 0PE

**Offers in Excess of £650,000**

Set in a peaceful position overlooking the golf course to the front, this beautifully presented home blends warmth, character, and modern living in all the right ways. From the moment you step inside, there's an inviting, homely feel.

The living room sits to the front, bathed in natural light and centred around a charming inglenook fireplace that creates a cosy focal point—perfect for relaxing evenings. A dining/family room offers an ideal space for both entertaining and everyday family life.

The heart of the home is the spacious breakfast kitchen, thoughtfully designed with a central island that's perfect for cooking, gathering, and socialising. A separate utility room adds practicality, while the ground floor shower room has been beautifully finished with stylish, contemporary touches.

Upstairs, there are four well-proportioned bedrooms, each offering comfortable accommodation, along with a family bathroom that serves the space perfectly.

Outside, the property continues to impress, with an extensive rear garden providing plenty of room to unwind, play, or entertain, while the open outlook to the front across the golf course adds a rare sense of space and tranquillity. The drive and garage, to the fore complete the accommodation.

Viewings: Strictly via appointment through our Four Oaks Residential Sales Department on 0121 308 3737

or via [Fouroaks@paulcarrestateagents.co.uk](mailto:Fouroaks@paulcarrestateagents.co.uk)



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Hall

Living Room 5.90m (19'4") x 3.09m (10'2")

Dining Room 3.91m (12'10") x 3.68m (12'1")

Kitchen 5.86m (19'3") max x 4.14m (13'7")

Utility 1.32m (4'4") x 1.22m (4')

Shower Room

Garage

Landing

Bedroom 1 4.48m (14'8") x 3.71m (12'2")

Bedroom 2 3.89m (12'9") x 3.15m (10'4")

Bedroom 3 4.45m (14'7") x 2.59m (8'6")

Bedroom 4 3.71m (12'2") x 1.98m (6'6")

Bathroom





# Floor Plan

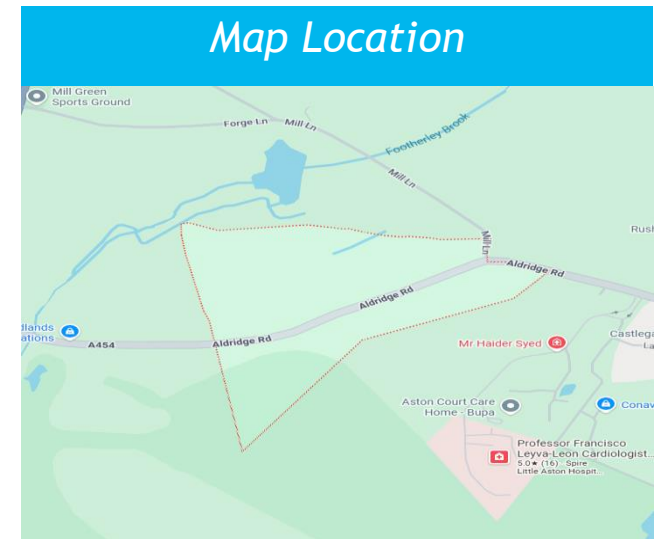
This floor plan is not drawn to scale and is for illustration purposes only

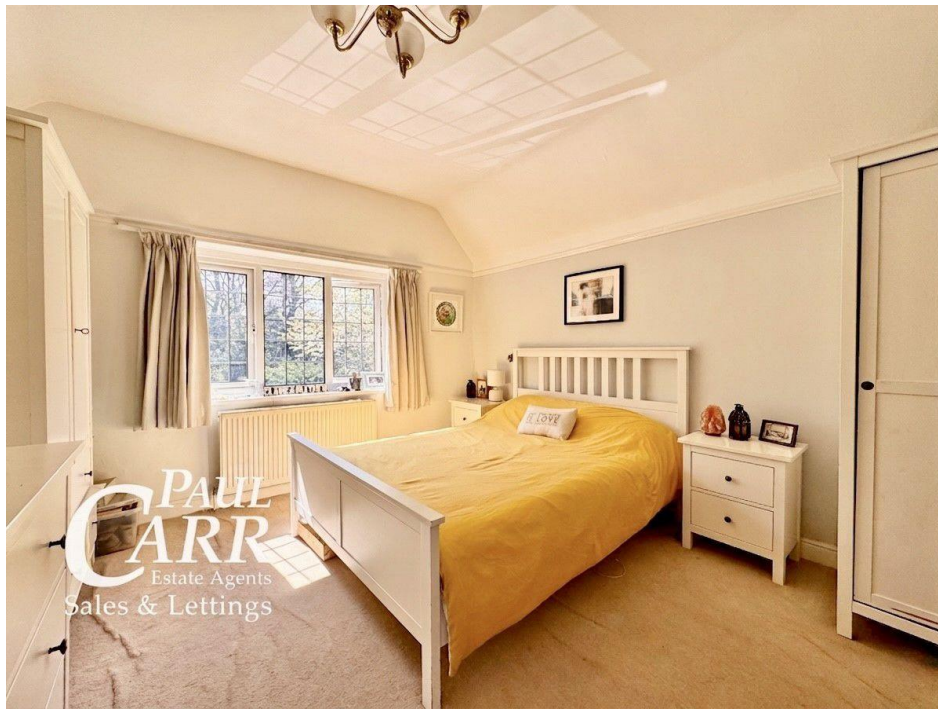


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Plan produced using PlanUp.

## Energy Performance Rating

## Map Location







**Agent's Note:**

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