



36 Highlands Road, Finchfield

This Bespoke Four Bedroom Two Bathroom Detached Family Home, Is An Exceptional Example Of Its Type, Rich In Character, Alive With Light And Finished With Contemporary Flair. From The Striking Inglenook Fireplace To The Lantern Lit Open Plan Kitchen, Every Space Feels Intentional, Expressive And Ready To Be Lived In.

36 Highlands Road, Finchfield, Wolverhampton, WV3 8AH

Asking Price: £695,000

Tenure: Freehold

Council Tax: Band E – Wolverhampton

EPC Rating: D (64) No: 0320-2902-0630-2206-1411

Total Floor Area: 2,152.8sq feet (200.0sq metres) Approx.

No Upward Chain

Services: We are informed by the Vendors that all main services are installed

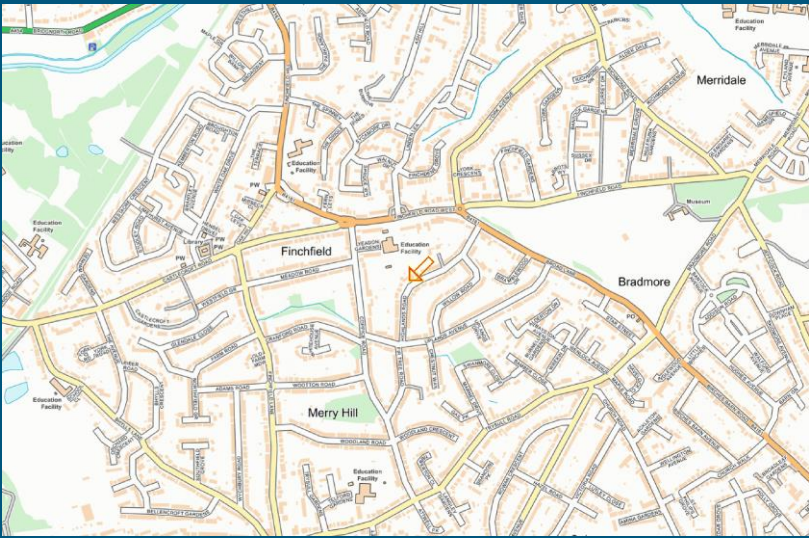
Broadband – Ofcom checker shows Standard/ Superfast/ Ultrafast are available

Mobile: Ofcom checker shows three of four main providers have likely coverage indoor and all four have good outdoor coverage.

A home of rare distinction, set within one of Finchfield’s most prestigious residential areas, where mature greenery, refined tranquillity and exceptional convenience come together to create an unmistakably premium lifestyle. A beautifully appointed and thoughtfully extended family home, blending period charm with contemporary design to create an exceptional living environment. From the moment you step through the front door, the quality and attention to detail are unmistakable.

The entrance hall sets the tone with its composite door, patterned ceramic tiled flooring and elegant C-shaped staircase featuring a glass balustrade, creating an inviting light open space. Two superb reception rooms offer versatile living space. The sitting/dining room enjoys a marble fireplace with gas coal fire, bespoke fitted bookcase and a leaded bay window. The living room is a standout feature, centred around a striking brick Inglenook fireplace with Charnwood multifuel stove, oak beam and ambient lighting, complemented by porcelain tiled flooring and glazed French doors leading into the showpiece open-plan kitchen. Without doubt a favourite feature. The full width open-plan kitchen, family and dining area is an impressive contemporary space designed for modern living and entertaining. Finished with white gloss cabinetry, quartz worktops and a central island with breakfast bar, it includes high-quality Bosch appliances, a wine fridge, Belfast sink and 5-ring gas hob. A bespoke media wall, Scan multifuel stove, pyramid glass roof lantern and full-width bifold doors create a bright, sociable environment that flows seamlessly into the rear garden. A matching utility room provides practical space for laundry appliances and houses the Worcester boiler, while the guest cloakroom is fitted with a sleek white suite. The galleried first-floor landing features a stained-glass leaded picture window and access to the attic via pull-down ladder. There are four well-proportioned bedrooms. Bedroom One overlooks the rear garden; Bedroom Two is fitted as a luxurious dressing room with bespoke cabinetry and mirrored wardrobes and Bedroom Three and Bedroom Four both offer excellent space. The ensuite to Bedroom Two is finished to a high standard with a walk-in double shower, rainfall head, chrome fittings and recessed lighting. The family bathroom provides a modern white suite with panelled bath and stone-style tiled flooring. Not to contradict with the interior, a beautifully curated garden setting that blends modern outdoor living with tranquil, landscaped greenery. The property opens onto an impressive covered patio, finished with large-format paving and a sleek glass canopy that creates a seamless indoor–outdoor flow. Beyond the patio, the garden unfolds into a sweeping, manicured lawn, bordered by mature trees, established shrubs and vibrant planting that delivers colour and privacy throughout the year. The space feels wonderfully open yet sheltered, offering a peaceful backdrop of greenery from every angle. It’s a rare combination of practicality, privacy and premium outdoor living, making it a true highlight of the home. At the front, a walled and expansive tarmac driveway provides off parking for several cars with the added feature of a side driveway leading to the detached double garage with remote-controlled roller shutter door and offers superb additional storage or workshop potential.

Step outside and you’re moments from the heart of Finchfield: independent cafés, local shops and essential amenities that give the area its welcoming village-like feel. Families are drawn here for the exceptional schooling, while commuters appreciate the effortless links to Wolverhampton city centre, Compton and Tettenhall. Weekends invite slow strolls through Bantock Park, woodland walks toward Tettenhall Village and relaxed afternoons enjoying the area’s green, open spaces. It’s a location that feels peaceful yet connected — a place where convenience never overshadows charm. A premium, stylish and spacious home offering an exceptional blend of character, craftsmanship and contemporary living.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		



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Porch: PVC double glazed leaded double doors and matching side windows. **Entrance Hall:** Internal composite door with double glazed opaque insert, white period style radiator, coved ceiling, patterned ceramic tiled flooring and C-Shaped staircase to first floor with glass balustrade, plinth LED lighting & storage cupboards below.

Sitting/ Dining Room: 14ft (4.26m) x 11'5" (3.48m)

Marble fire place & hearth with gas coal fire & decorative surround, radiator, bespoke fitted bookcase, coved ceiling, wood stripped flooring and double glazed leaded bay window to front.

Living Room: 15'2" (4.63m) x 14'8" (4.47m max)

Feature brick Inglenook fireplace with tiled hearth, oak beam, background lighting & Charnwood multifuel burning stove, radiator, coved ceiling, wood effect porcelain tiled flooring, double glazed lead opaque windows to side, double glazed leaded window to front and internal glazed leaded French doors to open plan kitchen.

Open Plan Kitchen with Family & Dining Area: 25'4" (7.73m) x 22'8" (6.91m)

The kitchen area is fitted with a contemporary suite of matching white gloss units comprising a range of base cupboards, drawers & suspended wall cupboards with display lighting, quartz worktops with double bowl Belfast sink unit & chrome pull out mixer tap, central island/ breakfast bar with further base cupboards, dishwasher & wine fridge, further built in appliances include stainless steel 5-ring gas hob with extractor screen over, twin double Bosch electric combination ovens, matching microwave, grill & warming drawer, recess for American style fridge freezer, chrome radiator, recessed ceiling spot lights, feature media wall with porcelain wall tiles, shelving & TV recess, Scan multifuel burning stove, Driftwood Bianca porcelain wood effect tiled flooring, bespoke pyramid glass roof lantern, double glazed side windows and full width bifold doors to rear garden.

Utility: 6'9" (2.07m) x 5'5" (1.64m)

Fitted to match the kitchen units with base cupboards, quartz worktop, recess & plumbing for washing machine & dryer, chrome radiator, concealed gas fired Worcester central heating boiler, coved ceiling, Driftwood Bianca porcelain wood effect tiled flooring, double glazed leaded opaque window to side and double glazed composite rear door. **Guest Cloakroom:** Fitted with a white suite comprising recessed WC, slim line skink unit, coved ceiling, Driftwood Bianca porcelain wood effect tiled flooring and double glazed leaded opaque window to side.

First Floor Galleried Landing: Built in double storage cupboard, coved ceiling, double glazed leaded stained glass picture window to front and loft hatch with pull down ladder to attic space with power & lighting.

Bedroom One: 11'11" (3.62m) x 10'10" (3.30m)

Radiator, coved ceiling and double glazed window to rear.

Bedroom Two: 11'9" (3.57m) x 11'2" (3.40m)

Fitted out as a dressing room with bespoke cabinetry including a range of wardrobes with mirrored doors & spotlights, black vertical radiator, laminate flooring and double glazed window to rear. **Ensuite: 8'6" (2.59m) x 4'11" (1.50m)** Fitted with a modern white suite comprising walk in double shower with chrome overhead rainfall shower & handled spray, pedestal wash hand basin, low level WC, chrome heated towel rail, par tiled walls, mirrored wall cabinet, recessed ceiling spot lights, extractor fan, tiled flooring and double glazed opaque leaded window to side.

Bedroom Three: 11'5" (3.49m) x 8'5" (2.57m)

Radiator, coved ceiling and double glazed leaded window to front.

Bedroom Four: 11'11" (3.64m) x 9'1" (2.76m)

Built in furniture including wardrobes, cupboards, drawers & corner desk/ dressing table, radiator, laminate flooring and double glazed leaded window to front.

Bathroom: 7'11" (2.42m) x 6ft (1.82m)

Fitted with a white suite comprising panelled bath, pedestal wash hand basin, low level WC, chrome heated towel rail/ radiator, part tiled walls, recessed ceiling spot lights, stone style tiled flooring and double glazed opaque window to rear.

Detached Double Garage: 24'3" (7.38m) x 16'2" (4.93m)

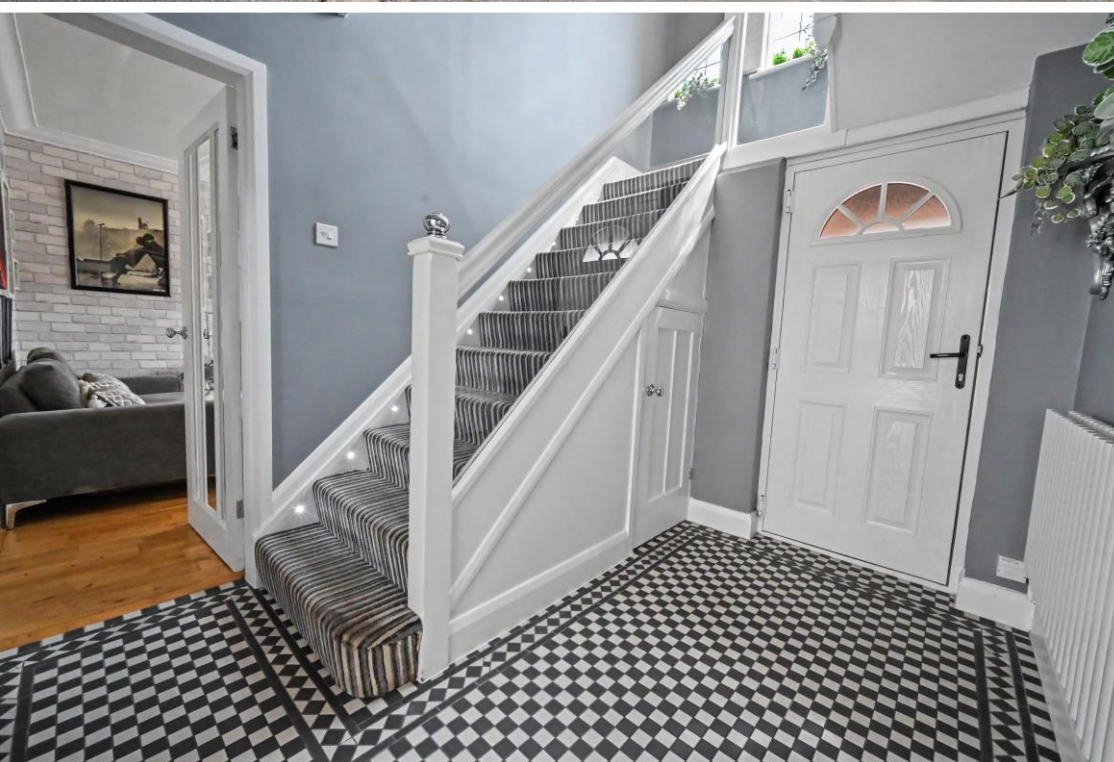
Remote controlled roller shutter door, power, lighting, side door and double glazed windows to rear.

Rear Garden: At approx. 120ft long, a beautifully presented, fully stocked rear garden featuring a sleek covered patio with aluminium veranda, full width surrounding paved patio, opening onto a generous, manicured lawn framed by mature trees and vibrant planting. Surrounding fencing with gated side entry, timber garden shed and exterior water, lighting & power. Discreet seating areas and a peaceful, private backdrop, this outdoor space is perfect for modern family living and year-round entertaining.

IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.

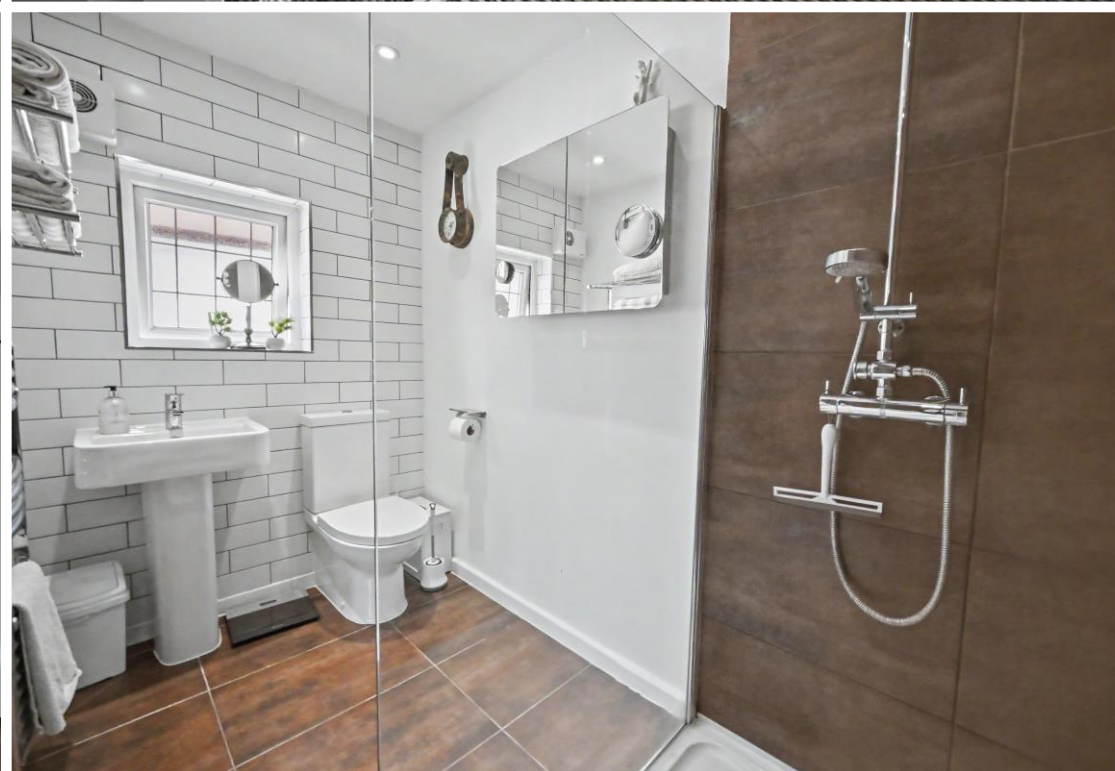




















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**Total Floor Area: 2,152.8sq feet
(200.0sq metres) Approx.**

Floorplans: Internal floor areas are approximate for general guidance only – Not to scale
position & size of doors, windows, appliances and other features are approximate



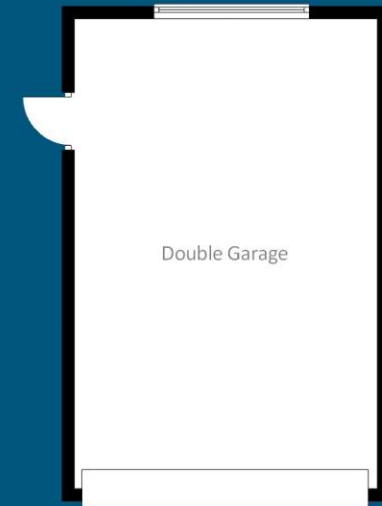
First Floor

Approx.: 704.6sq feet (65.5sq metres)



Ground Floor

Approx.: 1,448.2sq feet (134.5sq metres)



Double Garage

PROPERTY MISDESCRIPTION ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

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