



**Belvedere Heath End Road, Belbroughton**

Stourbridge

£950,000



## **An Exceptional Detached Dormer Bungalow with Superb Equestrian Facilities on 3.02 Acres.**

Set back behind a wall and hedging in a highly desirable semi-rural location, this beautifully presented detached dormer bungalow with 3/4 bedrooms and 3/4 reception rooms offers the perfect balance of spacious, flexible modern living and outstanding equestrian facilities. Sitting on a generous 3.02-acre plot, the property benefits from its own separate gated access directly to the stables, paddocks, and outbuildings – making it ideal for equestrian use, smallholding, or those seeking space and tranquillity just moments from key transport links.

The home itself is full of character and charm, having been lovingly maintained and updated to offer comfort and style throughout. At the heart of the home is a large, inviting lounge, finished with warm oak flooring and a feature log burner – creating a cosy atmosphere ideal for family life and entertaining. A second log burner continues the welcoming ambience into the adjoining dining room, also laid with oak flooring and offering the perfect space for hosting guests.

The kitchen has been thoughtfully refitted just over two years ago to an excellent standard, with a range of high-quality integrated appliances including a double oven, grill, induction hob, microwave, fridge, freezer, and dishwasher. The generous layout flows seamlessly into a fully refitted utility/laundry room, which provides practical space for a washing machine and tumble dryer – all designed with daily family life in mind.

To the rear of the property, a large conservatory-style sun room serves as a serene year-round retreat, thanks to the addition of a log burner and expansive views over the private garden. Whether used for relaxing with a book, morning coffee, or as a versatile family room, this space connects the home to its beautiful surroundings.

Downstairs also includes a useful fourth bedroom or study – ideal for home working, hobbies, or guest accommodation – as well as a contemporary ground floor shower room. A central hallway with stylish Karndean flooring and built-in storage adds further practicality.

Upstairs, the layout continues with three well-proportioned bedrooms, each with built in wardrobes and enjoying pleasant views across the grounds or surrounding countryside. Two modern bathrooms offer convenience and comfort for busy households, and the layout offers flexibility for growing families or multi-generational living.

### **Equestrian Facilities & Outbuildings**

Adjacent to the main residence, the property truly excels with its superb equestrian setup. A separate entrance driveway from the roadside leads directly to the facilities, allowing complete separation from the residential aspect.

The equestrian area includes three stables, a dedicated tack room and feed room, along with a log store. A large workshop/garage provides additional storage or workspace potential. The all-weather manège allows for year-round schooling, while five individual paddocks, each securely fenced, provide excellent grazing and turnout options. Both power and water are connected throughout the equestrian complex.

### **Grounds & Lifestyle**

The land extends to over three acres, with sweeping countryside views in every direction, yet the property remains close to transport links and nearby towns. The mature rear garden, viewed from the conservatory, offers a tranquil and private haven – ideal for entertaining or unwinding after a day outdoors.

This property is more than a home – it's a lifestyle. Whether you're an equestrian buyer, someone seeking rural space for hobbies, or simply looking for a peaceful yet connected place to live, this home delivers on all fronts.

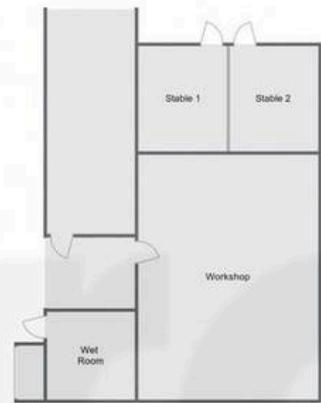
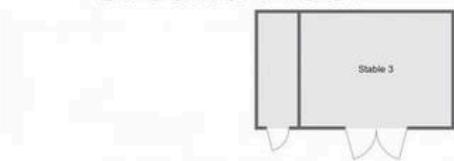
### **Belbroughton – Village Life with Excellent Connections**

Situated on the edge of the charming Worcestershire village of Belbroughton, the property benefits from a semi-rural setting with a strong sense of community. The village itself offers a traditional high street, pubs, independent shops, and scenic walks through open countryside. It also falls within the catchment of highly regarded schools, making it ideal for families.

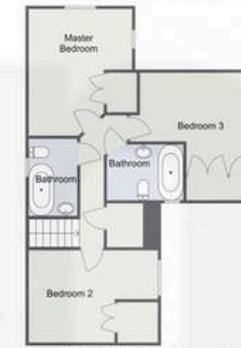


# Heath End Road, Belbroughton, Stourbridge

## Ground Floor



## First Floor



Total Area Approx  
286.9 Sq M  
3088.2 Sq Ft

For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale.  
Floor Plans made using RoomSketcher.



## Arden Estates

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