



Gaunts Cottage Sandhills Green, Alvechurch

Birmingham

£1,100,000

Gaunts Cottage Sandhills Green

Alvechurch, Birmingham

This outstanding and utterly charming character property offers over 2,280 sq ft of highly flexible, beautifully refurbished accommodation, presenting the perfect fusion of period elegance and modern luxury. Boasting SIX SUBSTANTIAL RECEPTION ROOMS and FOUR BATHROOMS, the home is set within approximately 0.56 acres of breathtaking grounds - a true gardener's paradise - featuring a stunning orangery, bespoke potting shed, orchard, pond, garage, double carport, and two separate driveways, one with a pair of electric gates for added privacy. Perfectly positioned for convenience, the residence lies within easy reach of local village amenities, the nearby train station, and highly regarded schools in both Barnt Green (0.5 miles) and Alvechurch (1 mile).

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Formal Dining Room, Sitting Room and Lounge
- Spectacular Green Oak Garden Room
- Charming Living Room with Wood Burner
- Incredible Open Plan Kitchen/Dining/Family Room
- Utility Room and Pantry
- Contemporary Ground Floor Shower Room
- Two Bedrooms with En Suites
- Two Additional Bedrooms and Luxury Family Bathroom
- Magnificent 0.56 Acre Plot with Stunning Grounds Including Orangery, Greenhouse, 'Faux Oak' Potting Shed and Large Pond
- Garage, Double Carport and Two Driveways







Arden Estates

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