OX LEYS ROAD
WISHAW
SUTTON COLDFIELD
B76 9PG

ASTON KNOWLES
CHARTERED SURVEYORS AND ESTATE AGENTS



ACCOMMODATION

The Croft is an exceptional five-bedroom detached residence, available furnished, offering luxurious family living within a prestigious gated setting in an idyllic countryside location.

Beautifully appointed throughout, the property combines timeless elegance with contemporary design. A grand reception hall with exquisite parquet flooring leads to a bay-fronted drawing room with log burner, elegant dining room, stunning open-plan kitchen and light-filled family area with French doors opening onto the gardens. Further accommodation includes a snug, games room, utility and guest facilities.

The upper two floors offer five generous bedrooms, including a luxurious principal suite with dressing area and statement en suite, complemented by beautifully appointed bathrooms.

Externally, immaculately landscaped gardens feature an expansive lawn, elegant entertaining patio, dining green house and gym.

Offering exceptional accommodation, privacy and an enviable rural setting, The Croft is a truly outstanding lifestyle residence, perfectly suited to discerning tenants seeking a prestigious family home.

EPC E

These particulars are intended only as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page of the text.







Situation

The properties are set in a delightful rural location on the edge of Wishaw. The village of Wishaw enjoys an idyllic rural location whilst being within easy reach of major motorway connections including the M42, M6 and M6 Toll. Also nearby is Sutton Park: one of Europe's largest urban parks, providing a range of outdoor pursuits including walking, cycling and golf. The Belfry Hotel and Golf Course is also within a 2-minute drive away. Sutton Coldfield is within a 10 minutes' drive away and provides an excellent choice of shops, restaurants and schooling including Bishop Vesey's Grammar School, Sutton Coldfield Grammar School for Girls and Highclare School. Tenants are advised to check with the council for up-to-date school catchment areas.

Description of Property

Set behind secure electronic gates and approached via a sweeping gravel driveway, The Croft is an exceptional five-bedroom country residence, combining timeless character with contemporary luxury. Available furnished, this impressive home offers a wonderful lifestyle opportunity in an idyllic rural setting.

Ground Floor

An impressive reception hall with exquisite parquet flooring leads to a series of beautifully appointed reception rooms, including an elegant drawing room with feature fireplace and Clearview log burner, a formal dining room with bespoke booth-style seating, a games room and a substantial snug.

At the heart of the home is a magnificent open-plan kitchen with a statement central island, integrated appliances and Belfast sink. The adjoining family and breakfast area is flooded with natural light from a striking lantern skylight, with French doors opening onto the rear entertaining terrace.

A separate utility room, boiler room, cloakroom and guest WC complete the ground floor accommodation.

First Floor

A generous galleried landing leads to four beautifully presented bedrooms, including a superb guest suite with walk-in dressing room and en suite bathroom.

The remaining bedrooms are served by a stylish shower room and an impressive family bathroom featuring a freestanding Trafalgar bath.

Second Floor

The entire second floor is dedicated to the luxurious principal suite, incorporating a spacious dressing area, built-in wardrobes and a spectacular en suite bathroom featuring a copper freestanding bath and twin heritage wash basins.

Gardens and Grounds

The beautifully landscaped, fully walled rear garden offers an exceptional degree of privacy, with an expansive lawn, mature planting and an elegant slate patio, perfect for alfresco dining and entertaining. Further enhancing the lifestyle appeal is a substantial gymnasium with WC, dining greenhouse and double garage with additional workshop space.

Offering generous and versatile accommodation, exquisite interiors and an enviable countryside setting, The Croft is perfectly suited to executive tenants and families seeking a prestigious home with all the comforts of luxury living.

Distances and Directions

- Sutton Coldfield town centre 3.9 miles
- Birmingham City Centre 9.6 miles
- Birmingham International/NEC 10.9 miles
- Lichfield 11.1 miles
- M6 (J7) 9 miles
- M6 Toll (T3) 6 miles

(Distances are approximate)

Directions from Aston Knowles:

From the office at 8 High Street follow Coleshill Street to the traffic lights. At the traffic lights turn left onto Coleshill Road. Continue onto Reddicap Hill and then onto Reddicap Heath Road. At the roundabout, continue straight onto Ox Leys Road and the property is situated behind electric gates on the left.

Terms

The Croft

- Local Authorities: Birmingham
- Tax Band: H
- Average area broadband speed:150 Mbps,









500Mbs and 900 Mbs full fibre also available
• 5G and satellite broadband provide fast internet speeds.

Services
We understand that mains water, and electricity are connected. Heating uses domestic oil.

Fixtures and Fittings
Only those items mentioned in the particulars are to be included in the price. All others are specifically excluded but may be available by separate arrangement.

Viewings
All viewings are strictly by prior appointment with agents Aston Knowles 0121 362 7878.

Disclaimer
Important notice
Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed.
• Photographs taken for the Croft March 2026
• Particulars prepared for the Croft March 2026

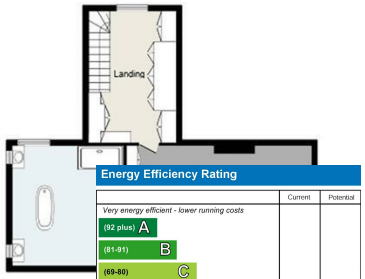
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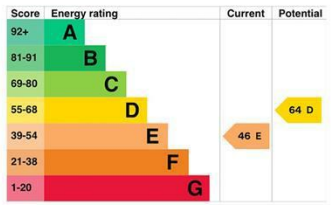
The Croft, Ox Leys Road, Sutton Coldfield, B76 9PG

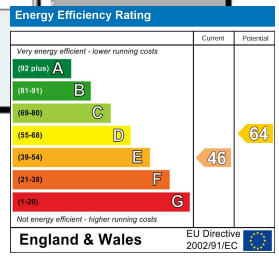
Approximate Gross Internal Area:
472.1 sq.m. (5,081 sq.ft)











This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

Every care has been taken with the preparation of these Particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, please obtain professional confirmation. Alternatively, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract. All measurements quoted are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

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