



Four Oaks, Newent GL18 1LU
£385,000



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• Detached country cottage • Backing onto fields • Detached garage • Gardens • EPC E45 • Council tax D

£385,000

Accommodation

Upon entering the home via the entrance porch and into the living room a large feature fire place with inset wood burning stove is the focal point of the room. Sliding doors give access into the spacious conservatory where views over the surrounding farmland can be enjoyed. The well appointed kitchen has a range of base and wall mounted units, built in hob and cooker and an attractive exposed stone wall. There is a large inner hallway with stairs to first floor and door into the bathroom which consists of WC, hand basin and bath with electric shower over. To the first floor are three bedrooms and a spacious landing that could be utilised as study area.

Outside

Double gates lead to the parking area for the property with hardstanding plus detached single garage which has power and lighting and accessed via double doors. There is a pedestrian gate also off the lane which leads to the front door.

The gardens are predominately laid to lawn and to the left hand side of the house. There is a vegetable growing area with shed and wood store. The property backs onto fields and enjoys views over these.

Location

The semi rural village of Four Oaks is close to Newent and enjoys wonderful woodland and farmland amongst its surroundings. Newent originally called Noent is a small market town about 8 miles north west of Gloucester, on the northern edge of the Forest of Dean. The town includes a half-timbered market house, plus other houses of historical nature and Newent Lake a large picturesque lake in the centre of the town, originally part of the Newent Court Estate is the 'jewel of the town'. Newent is served by three schools, all within the town, a doctors surgery and dentist, Sports & Leisure Centre and various churches of different denominations. With excellent motorway links to the M50 and M5.

What Three Words - late.emotional.method

Material information

Tenure: Freehold

Council tax band: D

Local Authority & rates: Forest of Dean District Council - £2288.72 - (2024/2025)

Electricity supply: mains

Water supply: mains

Sewerage: Private - septic tank

Heating: Solid fuel

Broadband speed: Basic 17 Mbps, Superfast 80 Mbps

Mobile phone coverage: EE, Vodafone, Three, O2



1 High Street, Newent, GL18 1AN

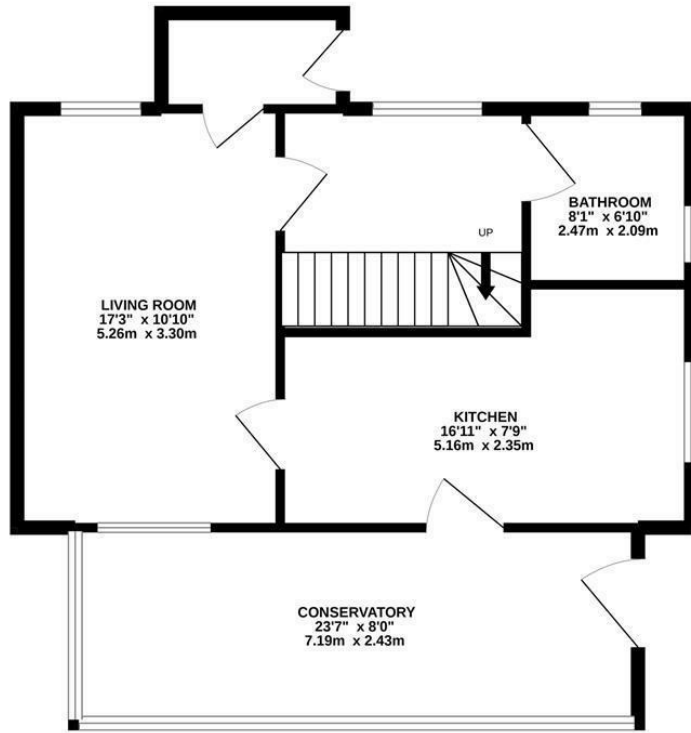
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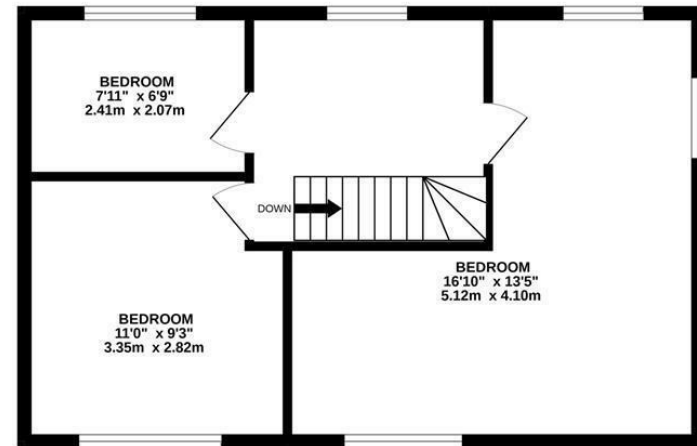
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GROUND FLOOR



1ST FLOOR



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