

Bradfords Lane, Newent GL18 1QT

£230,000

naylor powell

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• Two Bedroom Character Property, Former School House • Ideal first time or investment buy • Located in market town of Newent • Off road parking • Close to local amenities • NO CHAIN • EPC C69 • Council tax band B - £1,970.01 (2026/27) Freehold

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Entrance Hall
Entrance hall provides access into the living room and the kitchen whilst also providing a handy space to store shoes and coats.

Living Room
Generously sized living room with wooden floors throughout, window overlooking the rear aspect and stairs leading up.

Kitchen / Breakfast Room
Well appointed kitchen boasting wooden floors and a breakfast bar providing seating and extra cupboard space along with a range of floor and eye level units with integrated appliances to include an oven, induction hob with extractor over, a fridge, washing machine and dryer. Window overlooking the front aspect of the property.

Bedroom One
Double bedroom boasting high ceilings with original arch ways and a Velux window.

Bedroom Two
Double bedroom boasting high ceilings with original arch ways and a window to the rear aspect.

Shower Room
Partially tiled shower room to include a white suite comprising a large walk in shower, WC and hand wash basin. Velux window overlooking the front aspect.

Outside
To the front of the property is a block paved parking area with one allocated parking space along with a gravelled area with mature shrubs and bushes and a pathway leading to the front door. There is an additional parking space to the property. The property benefits from a mature planted area at the entrance to the development.

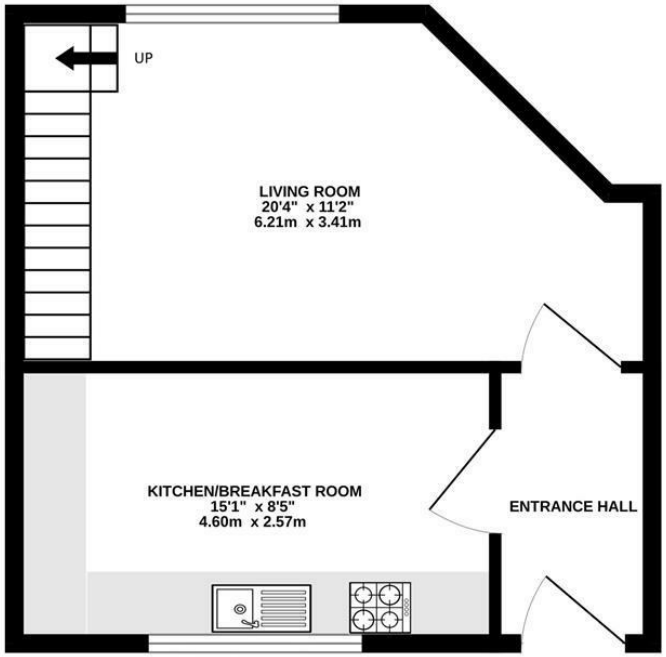
Location
The market town of Newent sits 8 miles north west of Gloucester, on the northern edge of the Forest of Dean. Served by three schools, doctors surgery, dentist, sports & leisure centre, excellent motorway links to the M50 & M5 alongside additional local amenities the town lends itself to those looking for an active community.

Material Information
Tenure: Freehold
Council tax band: B
Local authority and rates: Forest of Dean District Council £1,970.01 (2026/27)
Electricity supply: Mains
Water supply: Mains
Sewerage: Mains
Heating: Mains gas
Broadband speed: Basic 14 Mbps, Superfast 80 Mbps
Mobile phone coverage: EE, Vodaphone, O2, Three

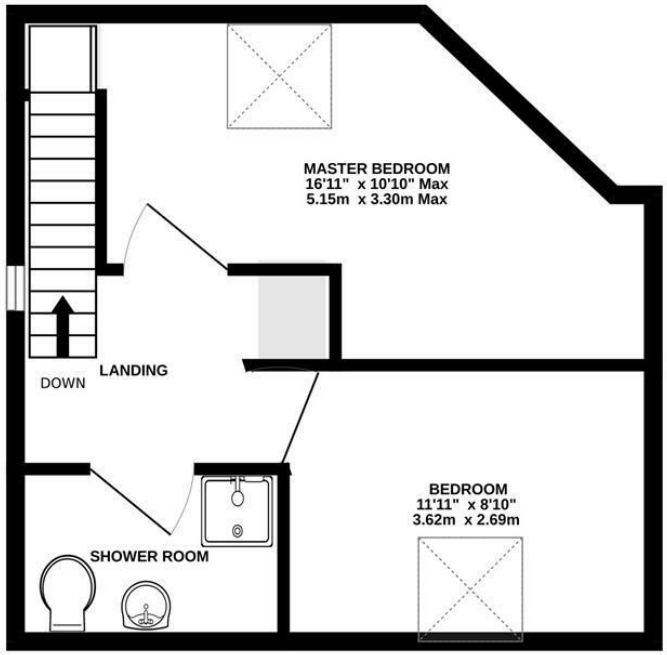




GROUND FLOOR



1ST FLOOR

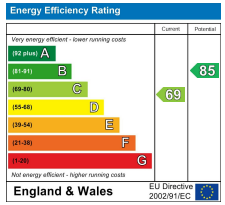


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Prospective purchasers please be aware none of the appliances, boiler, heaters etc. which may have been mentioned in these particulars have been tested and no guarantee can be given that they are in working order. Prospective purchasers should arrange for such items to be tested at their own expense.



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