

**TG**

SALES & LETTINGS



# The Slad, Popes Hill, Newnham Gloucestershire GL14 1JX

**£375,000**

- Detached Bungalow
- Elevated Plot with Stunning Views
- Generous and Versatile Plot at approx. 0.43 on and Acre
- Ample Off-Road Parking Available
- Two Double Bedrooms
- Re-fitted Shower Room
- Owned Solar Panels & Air Source Heat Pump
- Summer House/Possible Annex

## The Property

A well-proportioned and well-presented two double bedroom detached bungalow, set within generous gardens and grounds of approximately 0.43 of an acre, positioned along a quiet country lane on the highly sought-after Popes Hill.

The property further benefits from ample off-road parking, mature gardens, and a range of outbuildings, including a recently constructed studio/workshop with permission granted for conversion into annexe or guest accommodation.

Additional features include PV solar panels generating an income of circa £1,000 per annum, an air source heat pump, and Giga clear broadband—ideal for those working from home.

Offering excellent commuter access to the A48, this spacious home enjoys stunning views across the surrounding countryside towards the River Severn.

Popes Hill is ideally positioned close to the historic riverside village of Newnham on Severn, renowned for its charming character, strong sense of community, and range of local amenities including independent shops, cafés, a doctors' surgery and primary school.

The village sits on the banks of the River Severn and offers scenic walks, a picturesque harbour, and excellent access to the wider Forest of Dean, making it an attractive location for both commuters and those seeking a more relaxed, rural lifestyle.



## Directions

**SATNAV postcode GL14 1JX**

**Services** mains electric and solar panels, Air source heat pump, septic tank drainage and water are all believed to be connected to the property.

**Council tax band D**





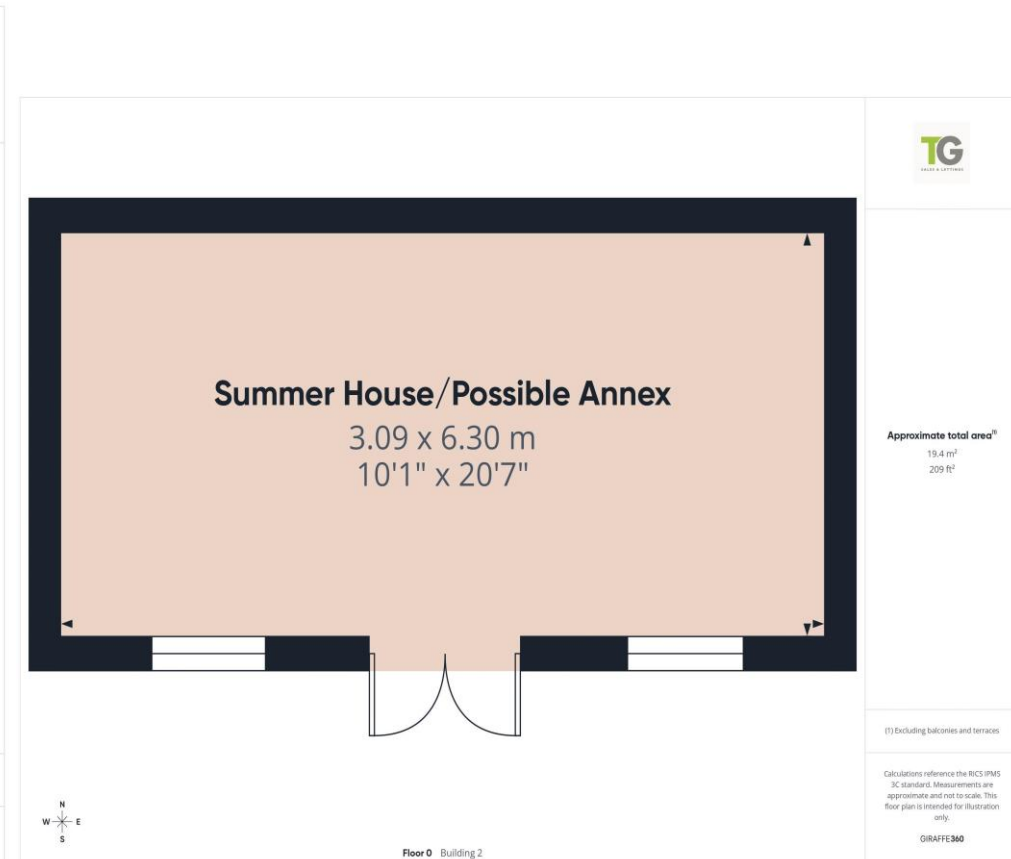
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Approximate total area<sup>(1)</sup>  
65.1 m<sup>2</sup>  
701 ft<sup>2</sup>

(1) Excluding balconies and terraces.

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Approximate total area<sup>(1)</sup>  
19.4 m<sup>2</sup>  
209 ft<sup>2</sup>

(1) Excluding balconies and terraces.

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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**Head Office**  
TG Sales & Lettings  
6 Blacksmith Lane  
Churchdown  
Gloucestershire  
GL3 2EU  
**Tel: 01452 311776**  
**Email: info@tgres.co.uk**  
**Website: www.tgres.co.uk**



Score	Energy rating	Current	Potential
92+	A		121 A
81-91	B	87 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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