



**Alberts Field Gloucester Road, Gloucester GL19 3BG**

**Guide Price £635,000**



## Alberts Field Gloucester Road, Gloucester GL19 3BG

- Village location
- Brand new home
- Executive gated development
- Double garage
- Acoustic double glazing

**Guide Price £635,000**



1 High Street, Newent, GL18 1AN

01531 828970

[newent@naylorpowell.com](mailto:newent@naylorpowell.com)

[www.naylorpowell.com](http://www.naylorpowell.com)

### Accommodation

The property is well appointed throughout and offers spacious and versatile living accommodation. Two en suite bedrooms in addition to the family bathroom plus walk in wardrobes.

### Outside

Garden, ample parking, double garage and enclosed gated community.

### Location

Hartpury is a civil parish in Gloucestershire, approximately 5 miles (8 km) north of Gloucester. Geographically the parish is in Leadon Vale, providing beautiful walks and strolls through the countryside. It has all the usual facilities, primary school, church and a vets. A popular public house in the heart of the village The Royal Exchange. Hartpury College is based in the village.

### Tenure, Services & Local Authority

Freehold

Services - Oil fired central heating, mains water, drains and electric  
Forest of Dean District Council, Tax Band TBC

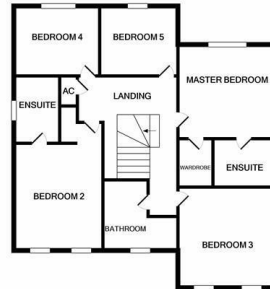
### Directions

Leave Newent via the B4215 Newent to Gloucester Road on passing Highleadon Garage take the next turning on the left signed posted Upleadon/Hartpury proceed for approximately ¼ mile taking the next turning on the right. Continue along this road coming into Corsend Road. At the end of the road turn right onto the A417 continue into the village, passing the Royal Exchange public house on your right, continue along where the property will be located on the right just after Sundean Vets.





GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of floors, windows, doors 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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