



6 Byfords Road, Huntley GL19 3EL

£318,500



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• No onward chain • Three bedroom semi-detached bungalow • Situated in the highly sought after village of Huntley • Envidable views across neighbouring fields • Off-road parking and a single garage • EPC TBC • Tax band C - Forest of Dean District Council, 2,018.15 (2025/26)

£318,500



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Entrance Hall

Stepping inside you are welcomed by a spacious entrance hall which provides access to the kitchen, shower room and three bedrooms.

Kitchen Breakfast Room

The modern fitted kitchen was installed in 2021 and provides ample storage in a range of floor and eye level shaker style units accompanied by integrated appliances to include undercounter electric oven and four ring electric hob with extractor over. Stainless steel sink and window to the rear aspect as well as space for dining table.

Conservatory

The conservatory has been split in two spaces to provide a pleasant seating area alongside a utility space which houses the washing machine and plumbing for dishwasher. The room boasts stunning views over the rear garden and fields beyond. French doors lead out to the rear garden and an additional door gives access to the garage.

Living Room

Spacious living room with an electric fireplace with wooden surround. Window to front aspect.

Master Bedroom

Double bedroom with built-in storage cupboards. Window to both front and side aspect allowing ample natural light.

Second Bedroom

Built-in wardrobe and window to the conservatory.

Third Bedroom

Built-in storage cupboard with window to the conservatory.

Shower Room

Installed in 2023, the modern shower suite comprises a WC, vanity unit with storage space, mixer tap and double width walk-in shower enclosure with panelled surround. Frosted window to side aspect.

WC

Accessed from the garage, the room comprises a WC and wash hand basin. Window to rear aspect.

Garage

Power and lighting with up and over door providing vehicular access. Door into the conservatory and access to WC.

Outside

To the front, the property benefits from a driveway providing off road parking alongside a well kept lawned area. Accessed via the side gate, the back garden provides a combination of lawned and patio spaces accompanied by a garden shed, pond and summer house. The garden boasts envidable views across the neighbouring fields.

Location

Huntley is a village located approximately 5 miles west of Gloucester on the A40 in the north of the Forest of Dean. With a CE primary school providing education from 4 to 11 years, a church, a garden centre, and traditional butchers, two pubs plus a community centre and two filling stations with convenience stores. A football and cricket club, the cricket club, founded in 1874, has its own ground to the south of the main road.

Material Information

Tenure: Freehold

Council tax band: C

Local Authority & rates: Forest of Dean District Council, 2,018.15 (2025/26)

Electricity supply: Mains

Water supply: Mains

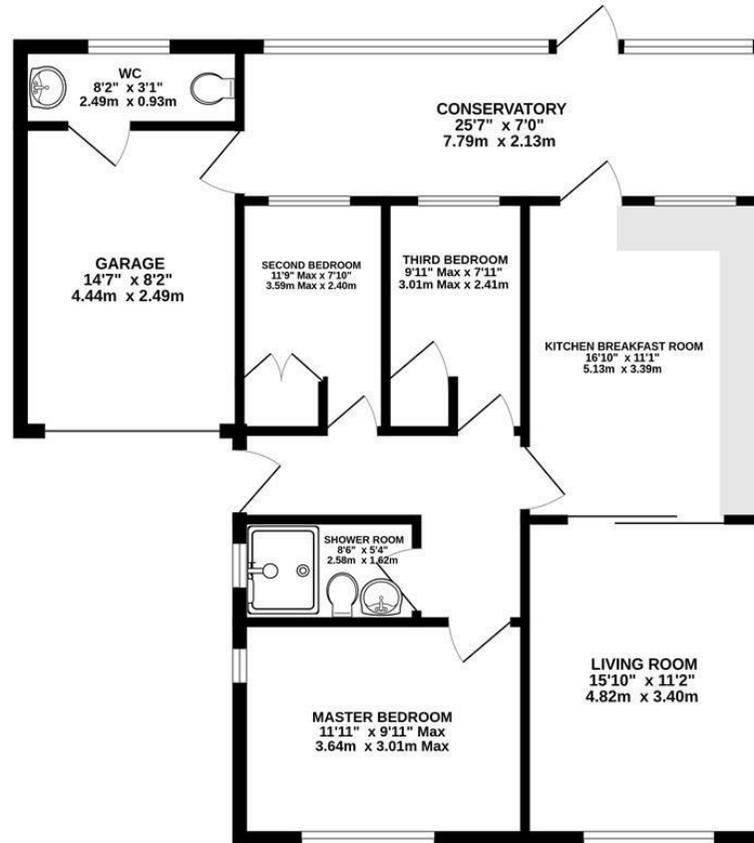
Sewerage: Mains

Heating: Oil fired central heating

Broadband speed: Basic 5 Mbps, Superfast 66 Mbps, Ultrafast 1000 Mbps

Mobile phone coverage: EE, Vodafone, Three, O2





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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
192-210	A		
181-191	B		
169-180	C		
155-168	D		
139-154	E		
121-138	F		
81-120	G		
All energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



