

Head Office:
Dixon Kelley Estate Agents
1 Penn Court
Station Road, West Moors
Dorset. BH22 0JJ

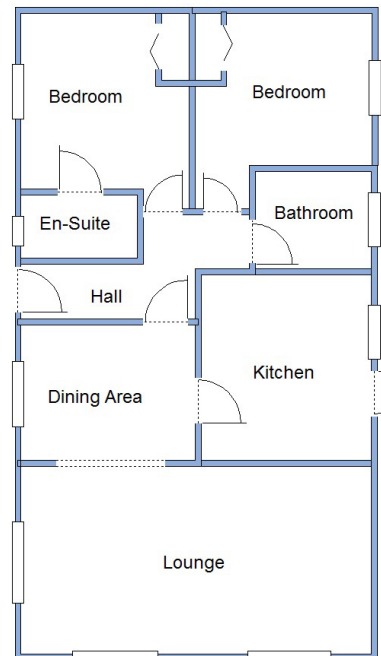
DORSET PARK HOMES

DRAFT

www.dorsetparkhomes.com

Telephone: 01202 877511

130c Pinehurst Park, West Moors, Ferndown, Dorset. BH22 0BS



This drawing has been prepared for diagrammatic purpose only. Not to scale

2 Bedroom Park Home approx 36' x 20'

Accommodation & approximate room dimensions:

- Stately Albion 'Special' circa 2000
- Entrance Hall
- Kitchen: approx 10'2" x 9'6". Range of floor and wall cupboards. Built-in oven & hob with extractor fan over. Space for fridge/freezer & washing machine. Cupboard housing combination gas boiler. Door to rear patio.
- Dining Area: approx 9'7" x 7'6". Bay window. Archway to:
- Lounge: approx 19'4" x 10'7". Feature fireplace. 3-Bay windows.
- Bedroom 1: approx 9'9" x 9'4". Built-in wardrobes.
- En-Suite Shower Room
- Bedroom 2: approx 9'5" x 8'7". Built-in wardrobes .
- Bathroom: Panelled bath with mixer tap & shower attachment. Pedestal wash basin & WC.
- Gas Central Heating (system untested)
- PVCu Double-Glazing
- Delightful Garden, larger than the typical plot. Good-sized Shed with electric.
- Parking on Plot for two cars
- Age Restriction 45+ Pets Considered
- Popular Residential Park near to local amenities.

Popular 'Pet Friendly' Park



Pitch Fee: approx £261.00 per month including water

Subject to Annual Review

Council Tax Band: 'A'

Tenure: 1983 Mobile Homes Act Agreement

Price £175,000

VIEWING STRICTLY BY APPOINTMENT WITH THE VENDOR'S AGENT Dorset Park Homes 01202 877511

IMPORTANT NOTE: These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase Ref.W04970

The recommended specialist in Park Home sales
Proprietor: Simon Dixon

