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DORSET PARK HOMES

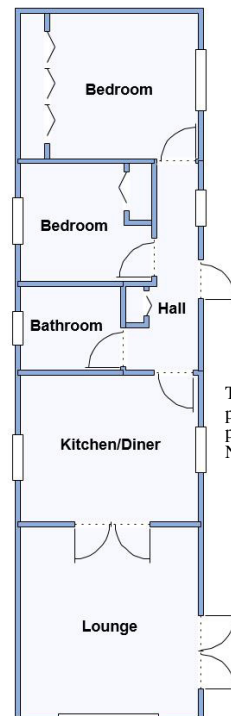
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www.dorsetparkhomes.com

31 Holton Heath Park, Wareham Road, Holton Heath, Poole. BH16 6JS



Beautifully Presented Park Home

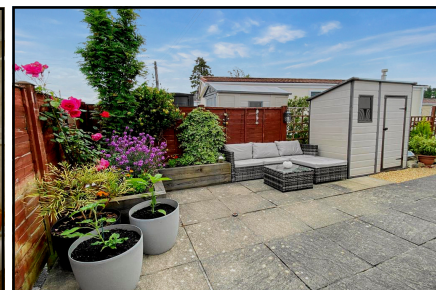
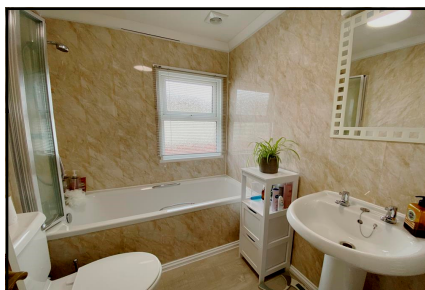
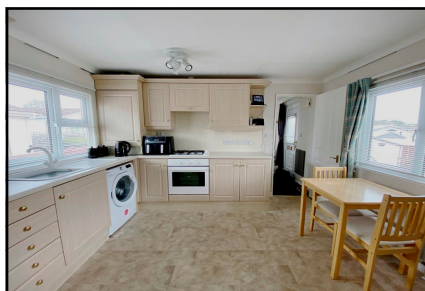


2-Bedroom Park Home - approx 44' x 12'

Accommodation & approximate room dimensions:

- Wessex 'Ferndown' Park Home circa 2004
- Entrance Hall: Cloaks cupboard
- Kitchen/Diner: approx 11'6" x 9'6". Range of floor and wall cupboards. Built-in oven & hob. Space for tall fridge/freezer & washing machine. Cupboard housing Gas combination boiler (untested).
- Lounge: approx 12'3" x 11'6". Feature fireplace. Bay window. Double doors to garden.
- Bedroom 1: approx 9'9" x 9'5" Plus large built-in wardrobes.
- Bedroom 2: approx 8'7" x 7'9". Built-in wardrobe.
- Modern Bathroom: Panelled bath with shower over & screen fitted. Wash basin & WC. Chrome heated towel rail.
- Gas Central Heating (New boiler 2019)
- PVCu Double-Glazing
- Delightful Private Patio Garden. 2 Sheds. Rear gate to visitors car park.
- Parking on Plot
- Age Restriction 50+ 1 Cat Considered. No dogs.
- Established, popular Residential Park near to Poole & Wareham.

Delightful Patio Garden



Price: £140,000

**Pitch Fee approx £174.25 per month
Subject to Annual Review
Council Tax Band A Tenure; 1983 Mobile Homes Act Agreement**

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.W04754

The recommended specialist in Park Home sales
Proprietor: Simon Dixon

