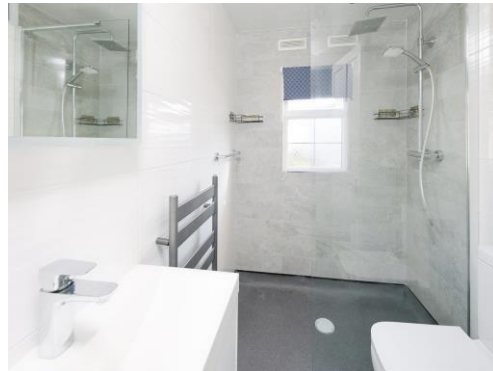






Property Description

A lovely two bedroom park home on the popular Eaves Green Park site. With a surprising amount of space both inside and out, this is the perfect property for anyone looking to downsize. Inside, the property is finished to a beautiful and modern standard, and is one of very few properties on the site with a dedicated utility room. The property has a garden a patio space that surrounds the entirety and offers parking for two vehicles. Briefly comprising lounge, breakfast kitchen, utility, two bedrooms and shower room.

Lounge

17' 11" Max x 10' 9" (5.46m Max x 3.28m)

Feature fireplace with electric fire fitted, windows to the side and front.

Breakfast Kitchen

18' 4" x 8' 1" (5.59m x 2.46m)

Fitted with a range of base and wall mounted units with complementary work surfaces, sink and drainer units with mixer tap, appliances to include electric oven and grill with five ring gas hob and cooker hood above, space and plumbing for dishwasher, space for American style fridge freezer, windows to the rear and side and patio doors to the rear leading to decking.

Utility

9' 4" x 5' 2" (2.84m x 1.57m)

Fitted with a range of base and wall mounted units with complementary work surfaces, extra storage cupboards and window to the front.

Bedroom One

11' 8" x 9' 4" (3.56m x 2.84m)

Having fitted wardrobes providing hanging and shelving space and window to the side.

Bedroom Two

9' 4" x 8' 11" (2.84m x 2.72m)

Window to the side.

Shower Room

Fitted with a white suite comprising of low-level WC, wash hand basin fitted into vanity unit, level access shower with electric shower fitted, extractor fan, heated towel rail and obscure glazed window to the front.

Outside

Front Of Property

There is a paved area with steps leading to front door and parking for two cars.

Rear Of Property

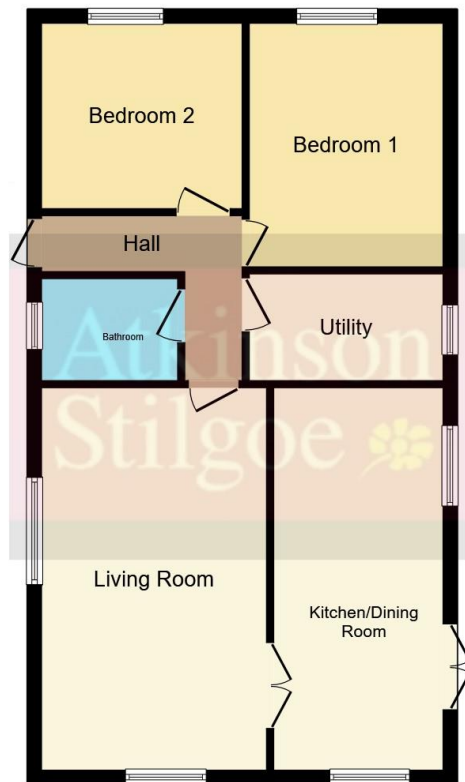
Patio doors leading out to raised decking with steps down to paved and Astro-turfed garden space.

Agents Note

There are a number of obligations on both sellers and buyers when completing the process for purchasing a park home. Sites often have requirements specific to the purchase and to 'the site' in general, which could include paying the site owners commission. Intending purchasers should satisfy themselves about any such requirements including any specific restrictions on occupancy or residential use of the home.

Purchasers are strongly advised to take advice from a solicitor. Guidance can be sought from Park homes - GOV.UK (www.gov.uk)





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



To view this property please contact Atkinson Stilgoe on

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EPC Rating: Council Tax
 Exempt Band: A

Tenure:

view this property online atkinsonstilgoe.co.uk/Property/BAL106411

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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