

Buy. Sell. Rent. Let.



## Chalet Park, Mablethorpe



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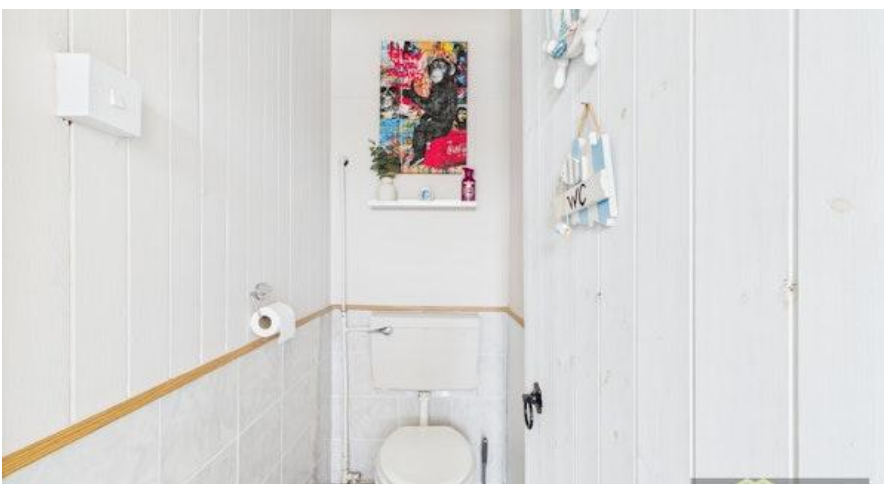
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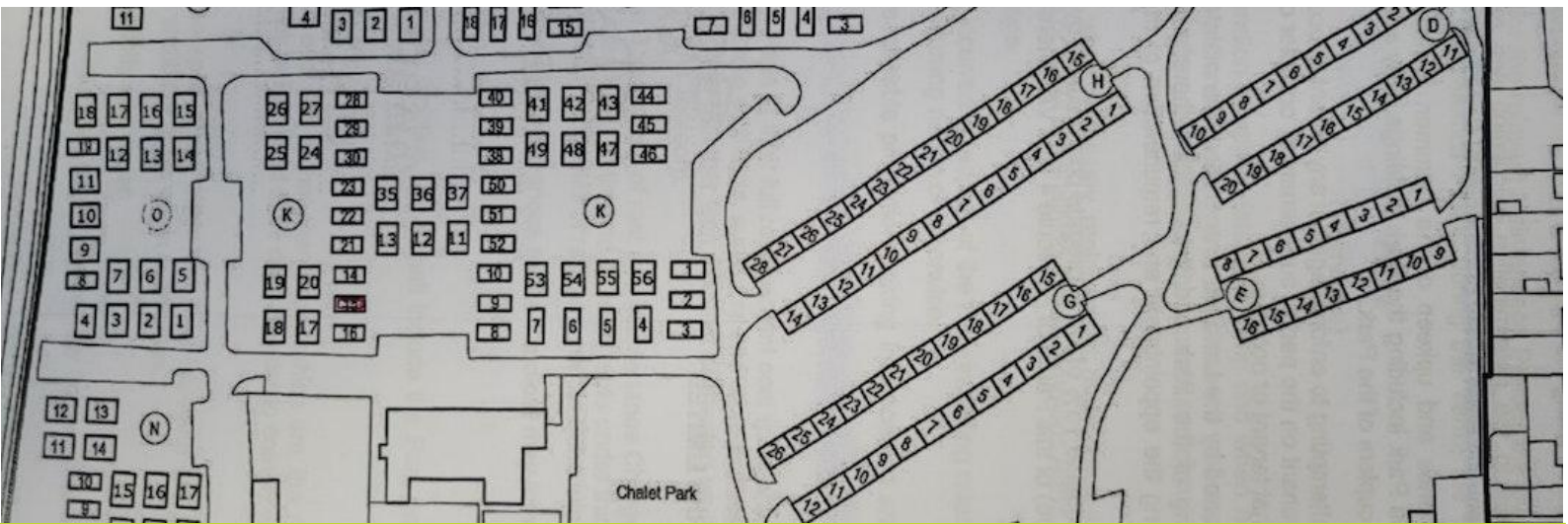
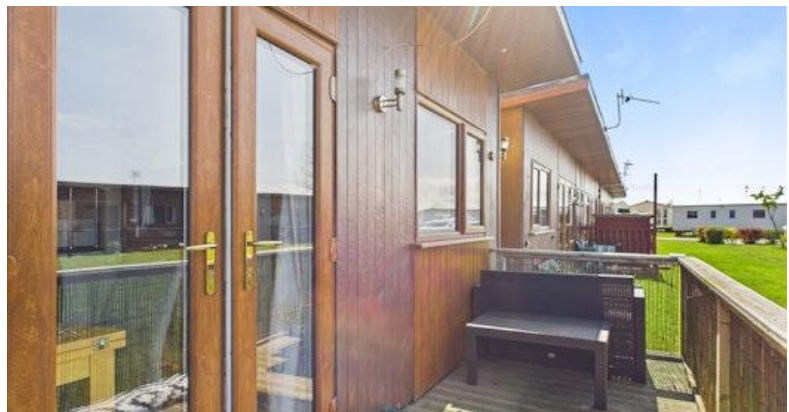
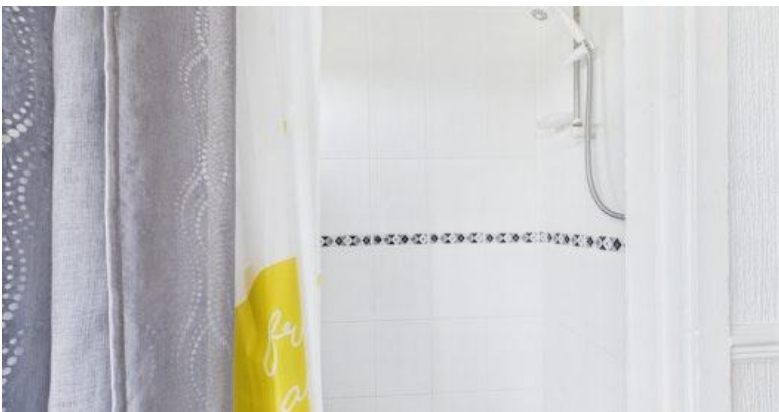
£21,000



We offer for sale a semi-detached chalet allocated on a 12-month site. Being located in close proximity to the beach and a short drive away from the town centre of Mablethorpe. BEING SOLD FULLY FURNISHED!!!

### Key Features

- Semi-Detached Chalet
- Two Bedroom
- Open Plan Lounge, Kitchen and Dining Room
- Separate WC and Shower
- Parking Space
- Decking To Front
- EPC rating Exempt
- Tenure: Leasehold



We are offering for sale a semi-detached chalet on the popular Mablethorpe Chalet Park, being within walking distance of the beach. The Chalet comprises of open plan lounge/diner and kitchen, TWO-bedroom, Separate Shower and WC, private decking and rear parking space. BEING SOLD FULLY FURNISHED!!

### Entrance Hall

0.82m x 1.3m (2'8" x 4'4")

Entered via a Upvc door, door to w.c and leads into the open plan living.

### Open Plan Lounge, Kitchen and Dining Area

2.89m x 4.48m (9'6" x 14'8")

Having open plan living area which incorporates the lounge, dining and kitchen, Upvc window to the front where the kitchen area is located. Fitted with base and wall units with worktop over, single drainer sink. The living area has a TV point and Upvc patio doors to the rear elevation leading onto the veranda , ceiling light.

### Bedroom One

2.3m x 2.39m (7'6" x 7'10")

Having a Upvc window to the front elevation, ceiling light.

### Bedroom Two

1.9m x 2.3m (6'2" x 7'6")

Having a Upvc window to the rear elevation, ceiling light.

### Shower Cubicle

Having a window to the rear elevation, fully tiled.

### W.C

0.83m x 1.54m (2'8" x 5'1")

Being separate from the shower a low flush WC, ceiling light and electric wall mounted meter.

### Outside Space

To the front of the property is a parking space. The rear of the property is a decked area suitable for a small table and chairs, solar lights, this looks out onto an open green area which is maintained by the park itself.

### Directions

From our office on Victoria head towards the traffic lights and turn Right onto High Street, at the "T" junction at the top turn Left onto Quebec Road and follow along taking the second turning on the Left and follow Links Avenue down to lead you directly onto Mablethorpe Chalet Park. Look for the directions which lead you to 'F' and the chalet is located on the right hand side.

### Location

Mablethorpe is a small seaside resort on the east coast of Lincolnshire, approximately 17 miles north of Skegness. The town has a range of shops and amenities including banks, a cinema, sports centre, primary

school and health care centre.

Regular bus services run to the larger resort of Skegness and the market towns of Alford and Louth where a greater range of shops can be found along with secondary schools both grammar and comprehensive.

## Services

We are told that all mains services are connected but this would need to be checked with your conveyancing solicitor.

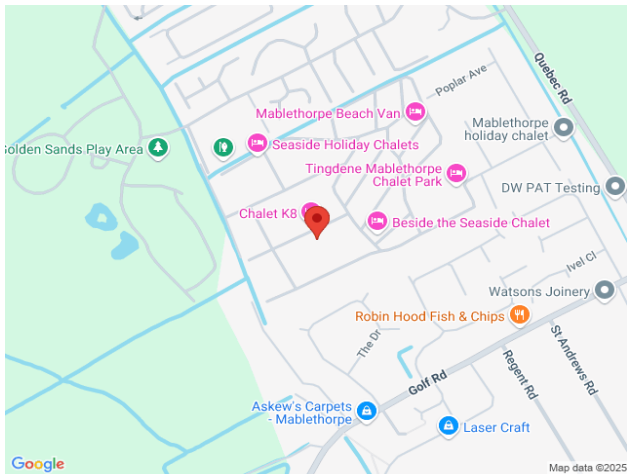
These properties are NOT Mortgageable.

We have been informed by the vendor that it is a 15 year lease from 2015 and £2400 is payable per annum.

Council band A

The service charge is £537.39 per annum.

## Ground Floor



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