



McKinlays

Park Homes

www.mckinlaysparkhomes.co.uk

25 Holway House Park

ILMINSTER, TA19 9PP

Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point of particular importance to you, we will be pleased to check the information. These Particulars do not constitute a contract or part of a contract. The Fixtures, Fittings and Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.



DISCLAIMER
FLOOR
PLANS

25 Holway House Park, Station
Road
Ilminster, TA19 9PP

£65,000

MCKINLAYS PARK HOMES NOW OFFER FOR SALE, THIS AFFORDABLE AND WELL MAINTAINED 36' X 10, TINGDENE PARK HOME 1983 BUILD. WITH NEW EXRTERNAL CLADDING IN 2025 THIS DOUBLE GLAZED AND GAS CENTRALLY HEATED HOME OFFERS A MODERN FITTED KITCHEN AND SHOWER ROOM, A GARDEN AREA AND ALLOCATED PARKING.

THE ACCOMMODATION BRIEFLY COMPRISES

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HALLWAY, LIVING ROOM, KITHCEN, SHOWER ROOM, STUDY / DRESSING ROOM, BEDROOM.
OUTSIDE
GARDEN AREAS WITH A GOOD DEGREE OF PRIVACY, A STORE SHED WITH POWER AND LIGHT CONNECTED. ALLOCATED PARKING WILL BE FOUND ADJACENT TO THE HOME.
ACCOMMODATION
LIVING ROOM: 2.91M X 2.79M (9'5 X 9'2)
KITCHEN: 2.15M X 2.03M (7' X 6'7)
SHOWER ROOM: 1.92M X 1.77M (6'3 X 5'8)
BEDROOM: 2.92M X 2.40M (9'6 X 7'8)

ACCOMMODATION

FURTHER INFORMATION

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- PETS ARE **NOT** ALLOWED
- OVER 50'S ONLY
- SOLD WITH THE 2013 PARK HOME ACT
- GROUND RENT £156.22 P.C.M
- COUNCIL TAX BAND: A
- 10% RETURN TO SITE UPON RE-SALE

FLOOR PLAN

VIEWINGS ARE STRICTLY BY PRIOR APPOINTMENT WITH THE VENDOR'S AGENT