



## St. Marys Lane

Upminster, RM14 3PA

**£150,000**



The Retreat is an intimate, gated, park of 8 lodges, located on approximately 2.2 acres and accessed via electric double opening gates which is specifically suited to semi- retired or over 50's and is adults only. Set in this semi-rural position. Retreat Holiday Lodges are currently allowed to operate 10 months of the year, at present from March to January, closing from the middle of January to the middle of March. This park is for the over 50's only and does not permit children, under the age of 18, to be resident on the park, there is, of course provision for children visiting and it is perfectly acceptable for residents to have, for example, grandchildren staying for a period of time. The vendor advises us that small dogs/pets are allowed subject to consent. The Retreat Holiday lodges are sold on a 50 year licence agreement.



### Entrance Hall

Entrance door, radiator, carpet, cupboard housing boiler.

### Open Plan Living/Kitchen Area

21'7 x 13'1 (6.58m x 3.99m)

Double glazed windows to side and rear, Double glazed French doors opening to sun deck, two double glazed skylights, two radiators, carpet. Kitchen Area: Range of wall and base units, stainless steel single drainer sink, gas hob, electric hob and extractor, integrated fridge/freezer, dishwasher and washer/dryer.

### Bedroom

11'3 x 9'11 (3.43m x 3.02m )

Double glazed windows to side, carpet, radiator, walk in wardrobe.

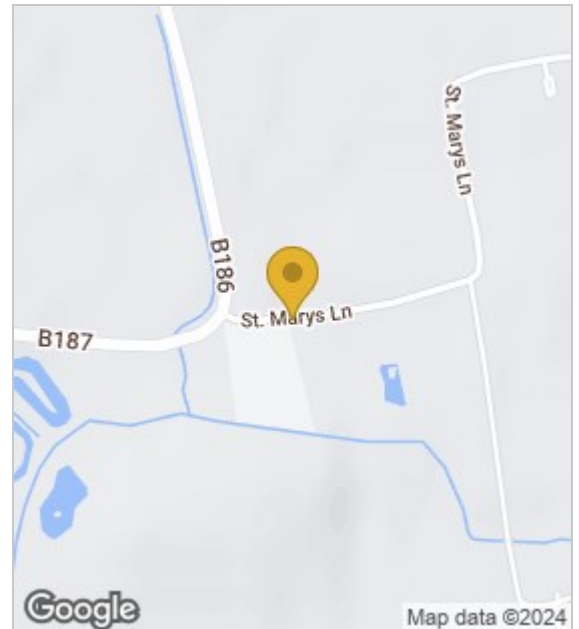
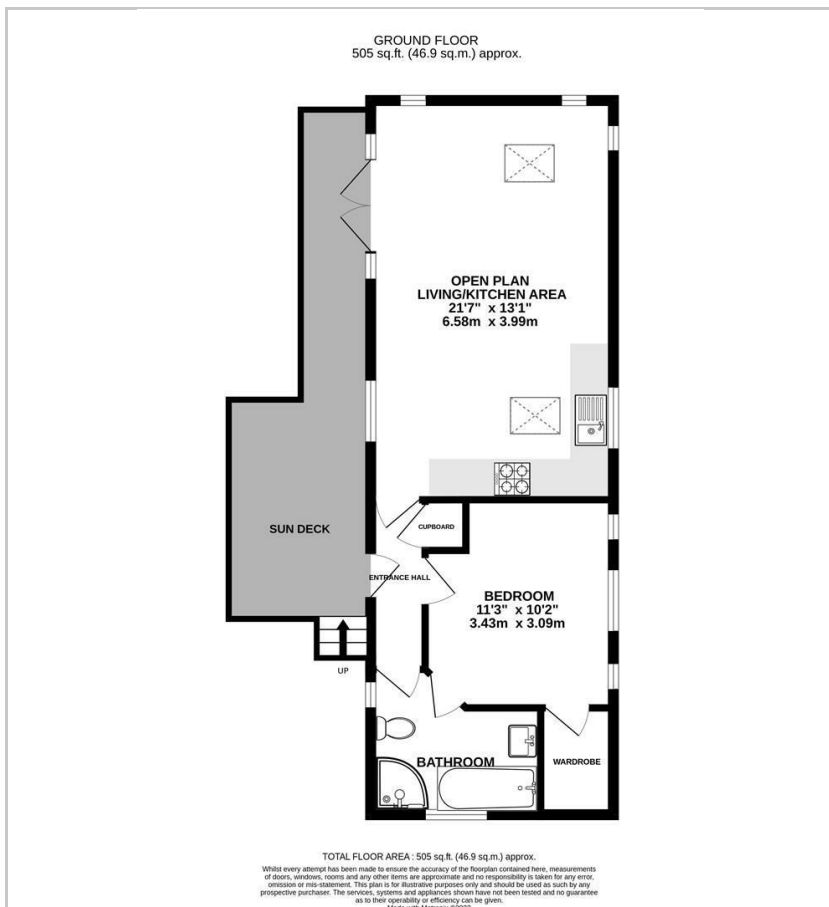
### Bathroom

Double glazed window to front and side, panelled bath, shower cubicle, pedestal wash hand basin, low level WC, radiator, part tiled walls.

### Sun Deck

### Parking

Residents communal parking area providing parking for two cars.



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