



5 Beaulieu Gardens Home Park Beaulieu Avenue, Christchurch
£280,000



****NO FORWARD CHAIN**** LOCATION LOCATION LOCATION Welcome Homes are delighted to offer for sale for the first time since new, this immaculately presented TWO DOUBLE BEDROOM, TWO BATHROOM detached park home situated on a sought after gated Riverside development in Christchurch.

On entering the property there is a hallway leading to the main open plan living space with a vaulted ceiling and bay windows allowing plenty of natural light. French doors to the side elevation that lead onto the raised balcony seating area. The fully fitted kitchen has an array of modern eye level and base level units including a gas hob and electric oven, an integrated dishwasher, fridge/freezer and washing machine with an external door leading to the rear of the property. There are two double bedrooms, both with fitted wardrobes. There is a family bathroom and an en suite shower to the main bedroom.

Further benefits include double glazing and gas central heating.

Outside, the secure wrap around garden is fully paved with low maintenance lawn to the front. The main entrance has a raised area accessed via steps leading to the front balcony which is real sun trap. The garden faces in a southerly direction and benefits from the sun for most of the day. There is outside lighting, a tap, a garden shed and a driveway for one car.

Beaulieu Gardens is a beautiful riverside development of 15 permanent park homes, with an adjacent spacious holiday park for owned, luxury holiday homes. The estate offers boat access to the lovely River Stour and onward to Christchurch harbour by way of a private slip way and pontoon. The park has private electric gated access and an on site warden for additional peace of mind.

Situated next to the River Stour, Beaulieu Gardens is in between Christchurch and Southbourne and close to a range of shops and amenities as well as within a mile of Bournemouth Hospital and within 300m from the main bus routes into town.

Site regulations:

Age: 50+

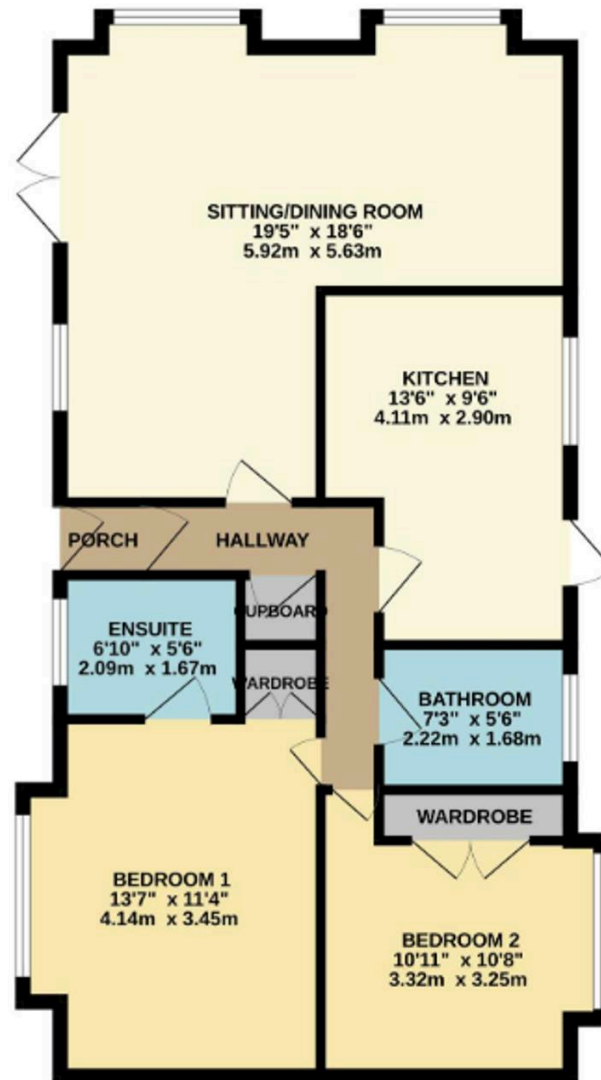
Site fee: £2733.12 per annum

Council Tax: B





GROUND FLOOR
792 sq.ft. (73.6 sq.m.) approx.



TOTAL FLOOR AREA: 792 sq.ft. (73.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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.
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