



**HACKNEY
& LEIGH**

Underskiddaw

Offers in the region of £180,000

2 Burnside Park, Underskiddaw, Keswick, CA12 4PF

An immaculately presented detached two bedroom traditional style holiday lodge most conveniently located in a delightful rural setting close to Skiddaw and Latrigg.

The site is open all year round and the lodge can be used as a recreational second home or for lucrative holiday letting.

Quick Overview

Traditional style two bedroom holiday lodge

Private holiday park on the outskirts of Keswick

Close to Skiddaw and Latrigg

Open plan living room and fitted dining kitchen with appliances

Decked external entertaining terrace

On-site parking

Site open all year round

Lucrative investment opportunity



2



1



1



E



Superfast
Broadband
Available



2

Property Reference: KW0501



Open Plan Living Room / Dining Kitchen



Bedroom One



Bedroom Two



Shower Room

Accommodation

Ground Floor:

Open Plan Living Room / Dining Kitchen

With double entrance doors from the external terrace, windows to three elevations, period style fireplace with electric stove, electric heater, fitted base and wall units, sink with mixer tap, integrated oven, hob, extractor unit, fridge with freezer compartment, dish washer, washer / dryer, built in cupboard.

Inner Hall

Bedroom One

With electric heater, built in wardrobe.

Bedroom Two

With electric heater, built in wardrobe.

Shower Room

With WC, wash hand basin, large shower cubicle, heated towel rail.

Outside:

Decked Terrace | On-site Parking for two cars.

Services

Mains water, electricity and drainage. Electric heating.

Tenure

Leasehold 150 years from 1st April 2000 with an annual ground rent of £30.00.

Service Charge

We are advised that the service charge currently amounts to £680.28 per quarter to cover maintenance of the park and water.

Rates

We are advised that the current rates payable amount to £71.61 per quarter.

Directions

From Keswick town centre proceed to the A591 towards Applethwaite and turn immediately right and then right again which will lead you into the Burnside Park entrance.

What3words

///digital.void.arranges

Viewings

By appointment with Hackney & Leigh's Keswick office.

Price

Offers In the region of £180,000.

Anti-Money Laundering Regulations (AML)

Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £42.67 (incl. VAT) per individual or £36.19 (incl. VAT) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £120 (incl. VAT).



Open Plan Living Room/Dining Kitchen

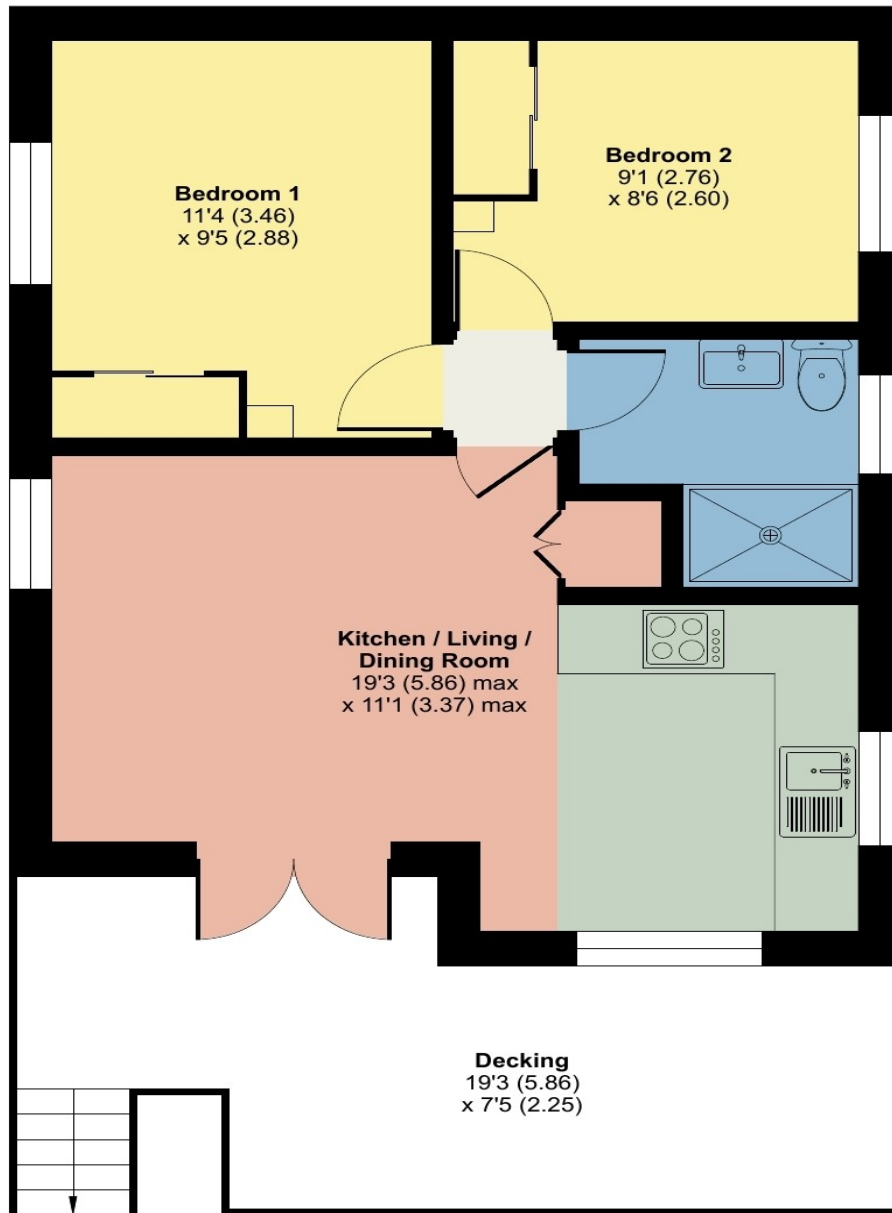


Terrace

2 Burnside Park, Underskiddaw, Keswick

Approximate Area = 458 sq ft / 42.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Hackney & Leigh. REF: 1374027

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