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# DORSET PARK HOMES

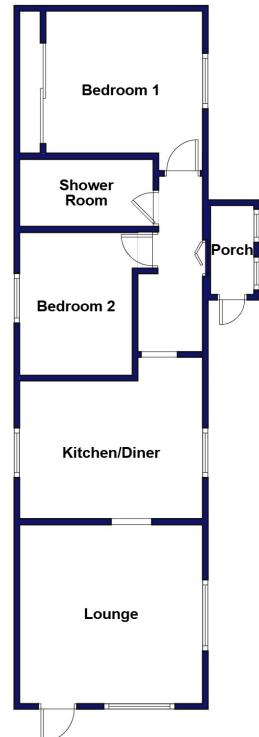
**DRAFT**

[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

## 7 Brookside Park, Waterloo Road, Corfe Mullen, BH21 3SP



**Recently Renovated Park Home in Good Position on small Park**



This drawing has been prepared for diagrammatic purpose only. Not to scale

### 2 Bedroom Park Home approx 44' x 12'

Accommodation & approximate room dimensions:

- Wonderland 'Guardian' Park Home 1988
- Entrance Porch: Space for tumble/dryer.
- Hall: Laminate flooring.
- Lounge: approx 11'6" x 11'4". A bright room with double aspect windows and door to garden.
- Kitchen/Diner: approx 11'4" x 11'6"max. Superb Wren kitchen with a good range of floor & wall cupboards. Integrated oven, gas hob & cooker hood. Space for tall fridge/freezer & washing machine. Cupboard housing gas fired combination boiler.
- Bedroom 1: approx 9'8" x 9' Plus large fitted wardrobe.
- Bedroom 2: approx 9'5" x 7'1". High level cupboards.
- Shower Room: Luxury shower room with 'walk-in shower, vanity wash basin & WC. Chrome heated towel rail.
- Gas Central Heating (system untested) & LED Lighting
- PVCu Double-Glazing & Exterior Insulation System
- Delightful Patio Garden enjoying a good degree of privacy & sunshine. 2 useful sheds.
- Parking on Plot
- Age Restriction 50+ 1 Pet considered, not to be replaced
- Popular, well maintained small Residential Park near to local amenities.
- Easy access to Poole Harbour, Upton Park & Holes Bay

## Delightful Rural Setting



**Pitch Fee: approx £228 per month  
Subject to Annual Review**

**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**Price £140,000**

**VIEWING STRICTLY BY APPOINTMENT WITH THE VENDOR'S AGENT Dorset Park Homes 01202 877511**

**IMPORTANT NOTE:** These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase Ref.W05132

**The recommended specialist in Park Home sales**  
Proprietor: Simon Dixon

