



GAME ESTATES

PROPERTY SALES & LETTINGS

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6 Shell Beach
Coopers Beach
Church Lane
East Mersea
CO5 8TN

£28,000



2-bedroom 38' x 12' caravan

En-suite and bathroom

Altas Heritage 2016

Gas central heating

Open plan Kitchen and Lounge

Decking to side

Close to beach

Un-overlooked plot

This Altas Heritage 38' x 12' 2016 lodge is situated on Coopers Beach Holiday Park with lovely views, ideal holiday home, the park has an 11-month licence. The plot is unoverlooked. This is not a residential park. Holiday homes cannot be occupied as a permanent address. Pitch fees £5150 per annum. (at 20% VAT)

Hall

Boiler cupboard

Kitchen

11' 8" x 18' 7" (3.56m x 5.66m)

Inset stainless steel sink with mixer tap, double oven, integrated fridge / freezer, electric effect fire, window to the side.

Bedroom 1

9' 8" x 8' 3" (2.95m x 2.51m)

2 double wardrobes, window to the side, radiator, dressing table.

En-Suite

4' 5" x 5' 0" (1.35m x 1.52m)

Pedestal wash basin with mixer tap, close coupled WC, walk in shower, shelves, radiator, light tube.

Bedroom 2

7' 11" x 7' 1" (2.41m x 2.16m)

Wardrobe, radiator, window to the side.

Bathroom

3' 5" x 7' 11" (1.04m x 2.41m)

Jack and Jill bathroom to bedroom 2, walk in shower, closed coupled WC, pedestal wash basin with mixer tap, radiator.

Lease remaining: 11 years

Double storage shed

