



LODGE 2, ORCHARD LAKES Fantastic Over 50s Park Home on Fishing Lake
£180,000 WINKLEIGH



- » CHAIN FREE
- » 50 ft x 20 ft 3 Bedroom Park Home
- » Spacious Plot Bordering Fishing Lake
- » Front Deck Overlooking Lake
- » Within approx. 15 acre Semi-Rural Site
- » Fishing Lake Stocked with Mature Carp
- » Easy Access to Village and its Amenities
- » Peaceful Location Surrounded by Nature

The Property

This delightful timber cabin with full residential planning sits on the edge of a well stocked lake with wonderful waterfront views. There is ample parking and a decked sun terrace overlooking the lake. Offering deceptively spacious accommodation comprising light and airy open plan kitchen/living/dining room, a bathroom and three bedrooms, one with en-suite shower room. The property is double glazed and has gas central heating and the owners have found it to be a warm and cosy cabin, with lots of natural light flooding in and pretty views out over the water.



Outside

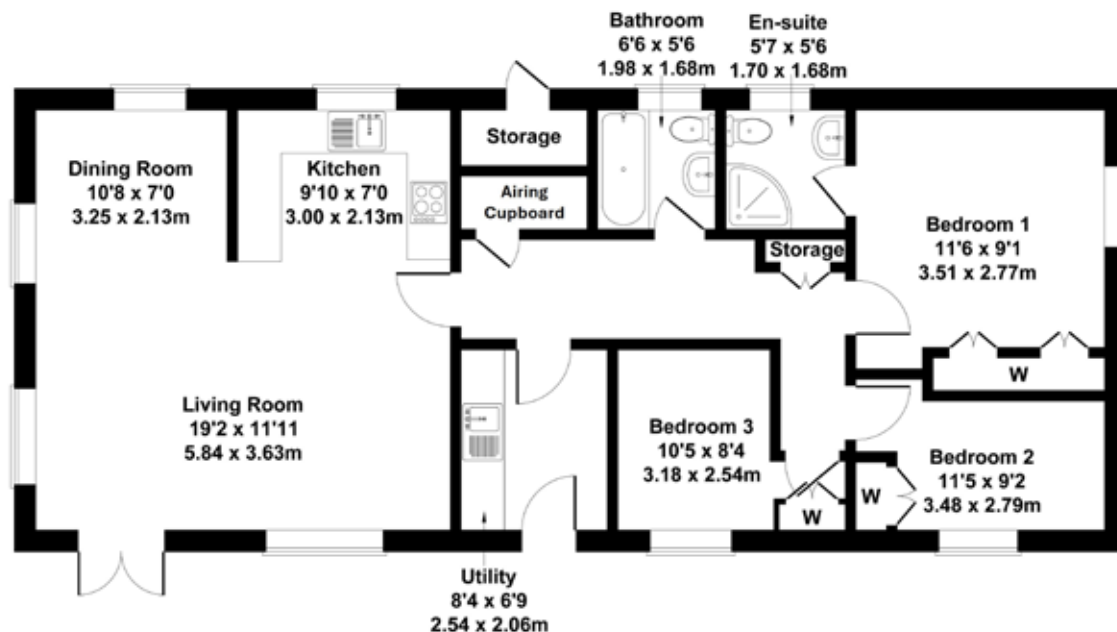
On arrival at Orchard Lakes, a winding drive leads through the approximately 15 acres of former orchards down to the site. The park homes surround a well-stocked fishing lake, which is open to use by residents and their guests. This home occupies a site with gardens to three sides and has parking for 2 cars. The site is quiet and peaceful, and provides an ideal place to call home away from the hustle and bustle of modern life; a real rural retreat.





Lodge 2 Orchard Lakes

Approximate Gross Internal Area
960 sq ft - 89 sq m



Not to Scale. Produced by The Plan Portal 2025
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Location

Winkleigh is a charming village with a vibrant community. Local amenities include a general stores, post office, butchers, cafes, hairdressers, doctors surgery and public houses as well as a highly respected primary school. Further amenities can be found in the nearby towns of Hatherleigh (15 min) and Okehampton (20 min). The A30 is a 20 minute drive away, and Exeter can be reached in approx. 40 minutes.

KEY INFORMATION

	3 Bedrooms		EPC Rating: N/A
	2 Bathrooms		Council Tax Band: A
	1 Reception Room		Tenure: Park Home
	Private parking		Broadband: FTTC *
	Not Listed		Mobile Signal: Outdoor variable to good, Indoor limited *
	Heating: LPG central Electric fire in the lounge		Lateral Living
	Utilities: Mains electric and water. Private drainage		
	Restrictions: Yes - See park rules		* Per Ofcom
	Easements, Wayleaves: None known		
	Public Rights of Way: None		
	Flooding: None known		
	Notable Construction Materials: None known		
	Building Safety Concerns: None known		
	Mining Area: No		
	Planning Permission / Proposed Developments: One new park home to be sited nearby		

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01837 54080 | okehampton@millertc.co.uk

www.millertc.co.uk

2 Jacob's Pool House, 11 West Street,
Okehampton, Devon, EX20 1HQ



VIEWING:

Strictly through the vendor's sole agents
Tavistock 01822 617243
Okehampton 01837 54080

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