



PURBECK PROPERTY

CELEBRATING 40 YEARS
IN WAREHAM

5 South Street
Wareham
Dorset
BH20 4LR
Tel 01929 556660

**A 2 BEDROOM SINGLE UNIT PARK HOME SET ON THE POPULAR LOOKOUT PARK IN
STOBOROUGH JUST OUTSIDE OF WAREHAM TOWN CENTRE.
NO FORWARD CHAIN**



Lookout Park, Corfe Road, Stoborough, Wareham BH20 5AZ

PRICE £115,000

The Property:

This park home is accessed via an opaque upvc double glazed front door leading through into the hallway which flows through into the kitchen.

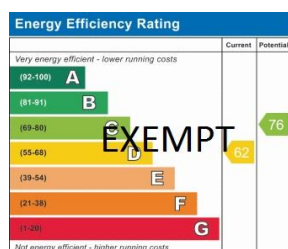
The kitchen enjoys a double aspect with upvc double glazed windows to either side. There is a matching range of cupboards at base & eye level with drawers. A four-ring gas hob is set into the work surface with a double oven below & chimney style extractor hood above. A one and a quarter bowl sink is set into the work surface with splashback tiling surrounding. There is space & plumbing for a washing machine. The room also has a radiator.

A glass door gives access into the sitting room which enjoys a triple aspect with upvc double glazed windows & a matching door out to the side garden & a radiator.

The master bedroom is set at the rear of the home with a upvc double glazed window to the rear aspect with a radiator beneath.

The single sized second bedroom has a upvc double glazed window to the side aspect with a radiator beneath.

The shower room comprises of a wc, a wash hand basin set into a vanity unit with storage below & a shower cubicle with a concertina door. The room has a mirror fronted cabinet, a heated towel rail & an extractor fan.



Parking:

The home has a parking space on the pitch.

Garden:

The garden wraps around the property, there are two patio areas, a path leading to front & to the side door, with the remainder laid to lawn, shed with hedging surrounding.

Measurements:

Lounge	11'9" (3.59m) x 9'6" (2.89m)
Kitchen	9'6" (2.89m) x 9'6" (2.89m)
Bedroom 1	9'5" (2.89m) x 8' (2.45m)
Bedroom 2	7'10" (2.34m) x 6'9" (2.06m)
Bathroom	6'7" (2.02m) x 4'2" (1.28m)

Agents Note:

For information regarding pitch fee's & park rules please call our Wareham office on 01929 556660.

Location:

Stoborough is a popular peaceful & tranquil Village situated just outside of Wareham Town Centre. Stoborough Nature Reserve & Ridge Wharf are within walking distance with popular local schools & beaches not far away. Within walking distance is a local convenience store & a bus stop.

Wareham itself is a Saxon Walled town with its own train station which is on the main Weymouth to London Waterloo Line. The main focal point of the town is its Quay with boat trips to Poole Harbour; with further benefits including Wareham Forest, independent cinema, sports centre, popular schools, restaurants, cafes, St Martins Church & the museum. There is also a market every Saturday.



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IMPORTANT NOTE: Nothing in these particulars should be deemed as a statement that the property is in good structural condition, nor that any services, appliances, equipment or facilities are in good working order or have been tested, nor that any accesses to the property are legal rights of way. Purchasers should satisfy themselves on such matters prior to purchase by means of enlisting professional advice on all items and whilst every care has been taken in the preparation of these particulars, their accuracy cannot be guaranteed and do not form part of any contract.