



Priors Field, Dereham Road, Yaxham, Dereham, NR19 1RF

welcome to

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>> Yaxham Waters Holiday Lodge Plot 10 Priors Field! A stunning 2 bedroom holiday lodge offering generous living space throughout. Finished to a high specification and boasting semi-vaulted ceilings, a fully equipped kitchen, large en suite to master bedroom and much more!



Plot 10 Priors Field

The soft, earthy, colonial style of Plantation House celebrates a harmonious mix of the contemporary and traditional, offering soothing surroundings and modern sophistication.

The generous living space is finished in a core palette of subtle, natural textures and refreshing white cottons. With semi-vaulted ceilings throughout and exterior French doors providing an abundance of light it's the perfect family space. The large fully equipped kitchen comes complete with generous breakfast bar and all the mod cons you need - just right for social settings. Lets not forget the fantastic utility room with washer drier and sink and is a perfect room to take off those wellies after a long walk in the countryside or after a days fishing in the lake directly in front of the lodge.

With fully fitted bedroom furniture and large en-suite to the master bedroom, there's space for the whole family.

Agents Note

Yaxham Holiday Park Lodges are an 11 month occupancy only, Prospective purchasers are advised to make their own enquiries regarding lease details and ownership criteria with the holiday park prior to purchase.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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welcome to

Priors Field, Dereham Road, Yaxham, Dereham

- Family Holiday Park With 11 Month Occupancy
- Offers 2 Bedrooms
- Wi-Fi In Lodges & Public Areas
- Wheel Chair Access And Gated Entry
- Children's Play Area & Fishing Lakes
- Designated Parking, CCTV & Site Warden
- Pets Allowed (Two)
- Sought-After, Village Location

Tenure: EPC Rating: Exempt

£219,950



Please note the marker reflects the postcode not the actual property

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We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



Property Ref:
DRM115537 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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directions to this property:

Yaxham Waters Holiday Park is located on the edge of the bustling market town of Dereham. From William H Brown Dereham head towards the Toftwood direction onto Yaxham Road past The Railway Tavern and Roy's. Take the right hand turn at the roundabout to continue on Yaxham Road. Follow the road around to the left and Yaxham Waters Holiday Park can be found on the right hand side



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