



Harpwell Hill Park, Hemswell Gainsborough DN21 5UT



welcome to

Harpwell Hill Park, Hemswell Gainsborough

This two bedroom detached park home is situated on a pleasant caravan park in Harpswell, with the amenities of Lincoln and Gainsborough close by as well as surrounding villages. Boasting a fitted kitchen with appliances, off road parking for three cars, field views and CCTV.



Entrance Porch

Entrance Hall

With storage cupboard, carpet flooring and radiator.

Lounge

11' 9" x 11' 9" (3.58m x 3.58m)

With double glazed windows to the rear and side, double glazed door opening to the side, carpet flooring, radiator and archway to:-

Kitchen

11' 5" max into recess x 11' 8" max into recess (3.48m max into recess x 3.56m max into recess)

With two double glazed windows to the side, a fitted kitchen in a range of wall and base units with work surfaces, integral oven, induction hob with extractor fan over, breakfast bar, washing machine, fridge, freezer, sink and drainer.

Bedroom One

9' 8" x 9' 6" (2.95m x 2.90m)

With double glazed window to the side, fitted mirror front wardrobes, carpet flooring and TV point.

Bedroom Two

9' max into recess x 5' max into recess (2.74m max into recess x 1.52m max into recess)

With double glazed window to the side, carpet flooring and radiator.

Shower Room

With double glazed obscured window to the side, corner shower, wc, wash hand basin, heated towel rail, vinyl flooring and inset ceiling lights.

Outside

Property benefits from three allocated parking spaces to the side, with areas of gravel, block paving and decking as well as access to the detached outbuilding. Property additionally benefits from CCTV, an outside tap and electric point.

Outbuilding

7' 4" x 9' 3" (2.24m x 2.82m)

A metal storage shed with electricity.

Vendor's Note

Our vendor advises all furniture and appliances are included in the sale and the property is sold as seen.



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Harpwell Hill Park, Hemswell Gainsborough

- DETACHED PARK HOME
- OFF ROAD PARKING FOR THREE CARS
- LOUNGE & FITTED KITCHEN WITH APPLIANCES
- TWO BEDROOMS
- SHOWER ROOM

Tenure: EPC Rating: Exempt

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.

£75,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
LCR121574 - 0002

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