



**Haverlingland Hall Park, Haverlingland, Norwich, NR10 4PN**

**welcome to**

**Lady Lodge Haveringland Hall Park, Haveringland Norwich**

**\*\*A superb countryside two bedroom park home within a tucked away wooded location in the well-regarded Royalelife development!!!!\*\***



### **Lounge/Diner/Kitchen**

19' 11" x 11' 7" ( 6.07m x 3.53m )

Inset feature fireplace, uPVC double patio doors to front aspect accessing the decked patio. Further windows to side. Fully fitted range of eye and base level kitchen units, gas cooker point with stainless steel extractor over, built-in fridge/freezer, work surfaces, inset sink unit and splashbacks. Fitted corner sofa-bed which will be included in property sale.

### **Bedroom One**

9' 9" x 7' 10" ( 2.97m x 2.39m )

uPVC windows to side aspect.

### **En-Suite Cloakroom**

With low level WC, and uPVC window to side.

### **Bedroom Two**

7' 11" x 5' 8" ( 2.41m x 1.73m )

uPVC window to side.

### **Shower Room**

Suite comprising shower cubicle with mains fed shower, wash hand basin and low level WC. Radiator, uPVC window to side.

### **Exterior**

The property has side box storage as well as a timber shed housing the washing machine. There is off-road parking with the property sat on lawned communal gardens. There are decked steps to the side which enter the property with further decked patio area to rear looking onto mature trees and fabulous views.

### **Agents Notes**

Haverlingland Hall Park is a delightful park home setting boasting stunning access to north-Norfolk coast and The Broads, a short drive away from Cawston, Reepham and Aylsham. There is access to communal fishing lakes. The home cannot be let commercially and is not available as a full-time residential property.



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welcome to

## Lady Lodge Haveringland Hall Park, Haveringland Norwich

- Superb two bedroom park home
- Parkland setting
- Two well-stocked fishing lakes
- Extensive lawned areas
- Private decked patio

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.

offers in excess of

**£60,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR137295 - 0018

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