



**Pemberton Park Lane, Havant Road, Hayling Island PO11 0PB**



**welcome to**

## **Pemberton Park Lane Havant Road, Hayling Island**

- 40' x 14' Detached Park Home
- Brand New with Allocated Parking Space
- 20 Year Lease
- Ability to have Hot Tub
- Big Kitchen

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.

# £139,995

Contemporary luxury - sleek styling and a crisp colour scheme that screams sophistication.

Open-plan living, bright, airy, and perfect for those long, lazy summer days  
State-of-the-art feature fireplace - keeping things cosy when the British weather does its thing  
High-end kitchen with loads of space, top-notch appliances, and a breakfast bar for pre-adventure catch-ups  
Stylish dining area - complete with an accent wall for added flair (and Instagram-worthy dinners)  
Plush hotel-style bedrooms - because you deserve to wake up feeling like VIP every day  
Master bedroom with en-suite - total relaxation just steps away  
Twin bedroom - making inviting family and friends effortless (whether you want them to stay or not)  
Lovely bath because sometimes a shower just won't cut it  
Looking for a match that's sleek, stylish, and always ready to impress? The Park Lane is waiting!

**Lounge Area**

**Kitchen / Dining Area**

**Bathroom**

**Shower**

**Two Double Bedrooms**

**Allocated Parking Space**

**view this property online** [fox-and-sons.co.uk/Property/WLV109348](https://fox-and-sons.co.uk/Property/WLV109348)



**Property Ref:**  
WLV109348 - 0002

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.



**023 9226 2447**



[Waterlooville@fox-and-sons.co.uk](mailto:Waterlooville@fox-and-sons.co.uk)



81B London Road, WATERLOOVILLE,  
Hampshire, PO7 7ES



**[fox-and-sons.co.uk](https://fox-and-sons.co.uk)**