



**Chapel Holiday Village St. Leonards Drive, Chapel St. Leonards
SKEGNESS PE24 5UY**

welcome to

Chapel Holiday Village St. Leonards Drive, Chapel St. Leonards SKEGNESS

HOLIDAY HOME OPPORTUNITY

2 Bed Holiday Chalet offering open plan lounge and kitchen, bathroom with shower over and outdoor courtyard area.

Situated in the popular seaside village of Chapel St Leonards.

Viewing by appointment only

Entrance

Entrance door leads into the open plan Lounge/
Kitchen

Lounge/ Kitchen

14' 6" x 13' 10" max (4.42m x 4.22m max)

The Lounge area has a window to the front elevation whilst the kitchen offers wall, base and drawer units with worktop space over, tiled splashbacks, under counter space for fridge/freezer, space for a free standing oven/cooker and window to the rear elevation.

Bedroom 1

8' 4" x 6' 6" (2.54m x 1.98m)

Window to front elevation and built in storage cupboard.

Bedroom 2

5' 7" x 6' 6" (1.70m x 1.98m)

Window to rear elevation and built in storage cupboard.

Bathroom

Bath with electric shower over, tiled splashbacks, sink, Wc, mirror vanity storage and 2 x windows.





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Chapel Holiday Village St. Leonards Drive, Chapel St. Leonards SKEGNESS

- 2 Bed Holiday Chalet
- Situated on a lovely site close to amenities
- Open plan lounge & kitchen
- Outdoor courtyard space
- Walking distance to Beach & Village Centre

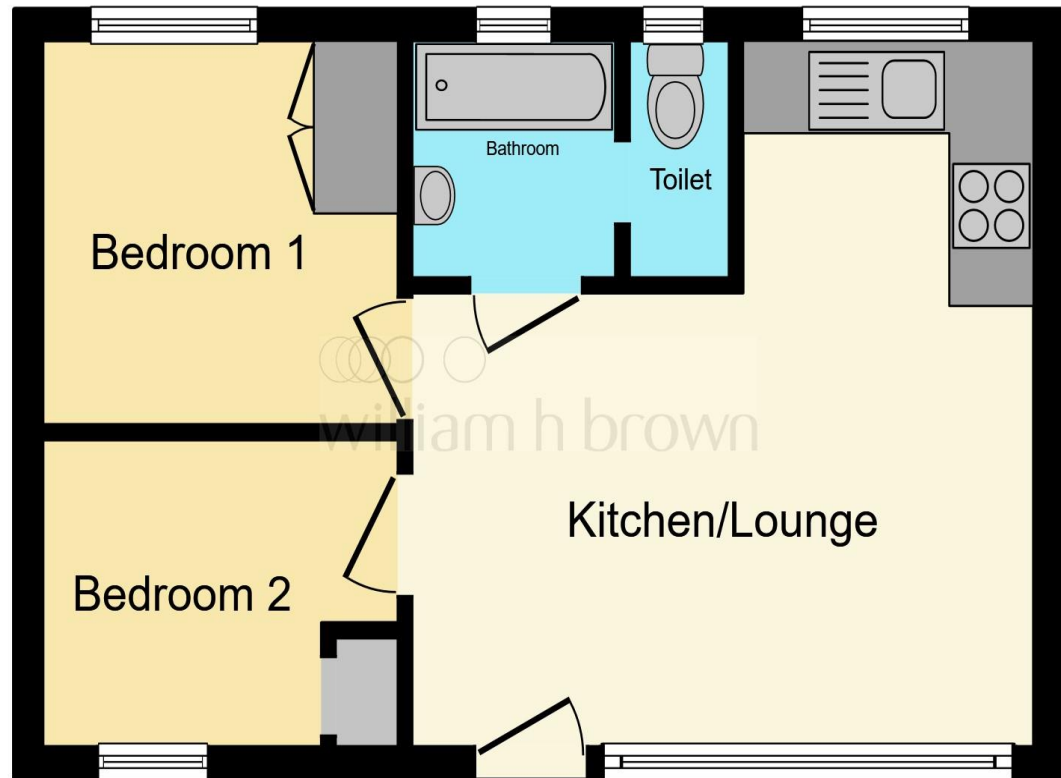
Tenure: Leasehold EPC Rating: Exempt

Council Tax Band: Deleted Service Charge: 526.00

Ground Rent: 96.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£20,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Property Ref:
SKG109079 - 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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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