

EGERTON ESTATES



Willerby Lodge G404 Glan Gors Holiday Park
Lon Bryn Mair, Brynteg, LL78 8QA
Offers In The Region Of £125,000



Willerby Lodge G404 Glan Gors Holiday Park, Lon Bryn Mair, Brynteg, LL78 8QA

A modern, larger than average timber clad holiday lodge, enjoying a quieter location at the end of a small cul de sac on this popular and exceptionally maintained holiday park, which has a wide range of facilities for children and adults, and just over a mile to the renowned seaside village of Benllech which provides excellent facilities and of course is known for its wide sandy beach. The lodge is perfectly planned for holiday use, with a large open plan living/dining and kitchen area with the kitchen fully fitted with all the comforts of home. There are three good bedrooms to sleep 6 and two bathrooms. The lodge is fully double glazed and has gas central heating. A full length pvc patio deck with a southerly aspect and overlooking woodland adds to the appeal.



Living/Dining/Kitchen
22'11" x 19'4" (7.00 x 5.91)

Entrance Area

Living/Dining

Kitchen Area

Bedroom One
11'2" x 8'5" (3.42 x 2.59)

Dressing Area
5'6" x 4'0" (1.70 x 1.24)

En-suite
5'6" x 5'4" (1.70 x 1.64)

Bedroom Two
10'5" x 8'0" (3.18 x 2.46)

Bedroom Three
8'4" x 8'2" (2.56 x 2.50)

Shower Room
6'11" x 4'0" (2.11 x 1.24)

Outside

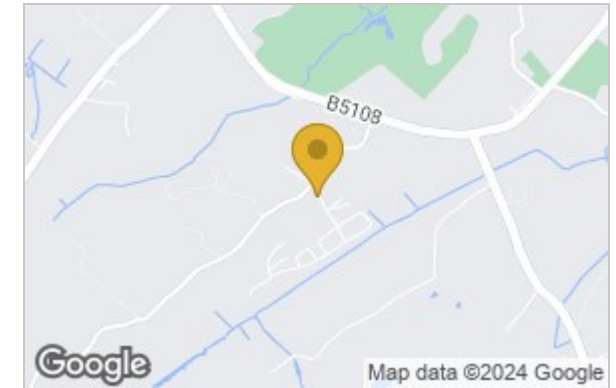
Services

Lease

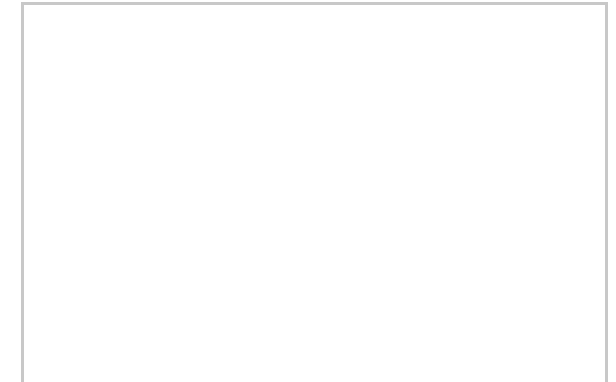
Lodge Type

Glan Gors Holiday Park

Area Map



Floor Plan



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.