





ND8, Kingfisher Lake, Cotswold Hoburne, Cotswold Lakes.

DIRECTIONS

Please use the postcode GL7 5UQ or call the office at any time for detailed directions from your location.

SUMMARY

Three bedroom holiday home with 'low rate' site fees, enjoying a southerly facing, extended and recently installed decking, overlooking the desirable Kingfisher Lake in this popular holiday park. The property is well presented throughout and further benefits from nearby parking, as well as the many leisure facilities available onsite and beyond!

PROPERTY

The property is accessed via the large kitchen/dining room which offers a range of storage and appliances, as well as a table for four. It is open to the triple aspect living room with feature fireplace and doors to the extended decking with lake views beyond. There are three bedrooms in the property which all have built in wardrobes. The master bedroom also benefits from an ensuite wc. The property is completed by a shower room with suite comprising shower cubicle, wc, and wash hand basin.

GARDENS

The property has had extended decking refitted at a cost of approximately £10,000. As well as being much firmer underfoot, it also provides an exceptionally large seating area of 4.6m by 4.7m (over 15 foot in both directions). It is southerly facing and enjoys fantastic views over this popular fishing lake. It also takes advantage of this luxurious development with plenty of communal gardens, as well as leisure amenities, to enjoy. There is nearby parking available.

LOCATION

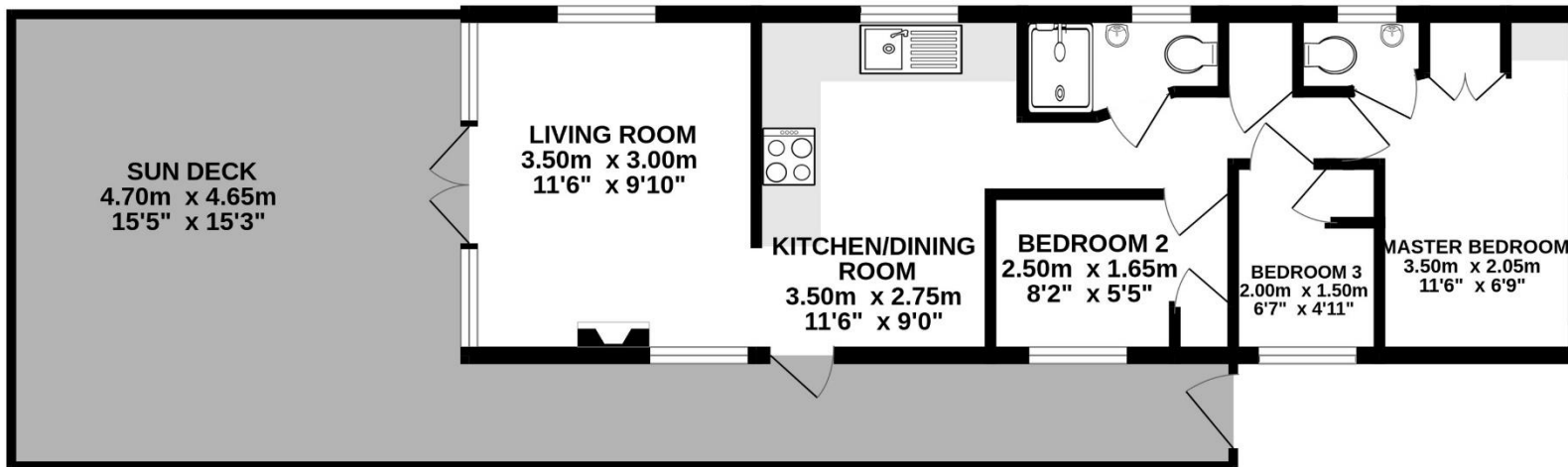
The property is located on the exclusive Cotswold Hoburne resort in the heart of the Cotswold Lakes. Facilities include an impressive entertainment complex which include children's play area, bar, and restaurant, indoor and outdoor heated pools, boating and fishing lakes, adventure golf, tennis court, multi-use games area, adventure playground, amusement arcade, shop, and much more! It is located on the edge of South Cerney which is an attractive village with a further shops and popular pubs and is within easy reach of the many beautiful walks and leisure facilities that the Cotswold Lakes have to offer.

VIEWING

Viewing is available by appointment 7 days a week. Please call your local office to arrange.

AGENTS NOTE

We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor have we tested any services, appliances or any specific fittings at the property. Room sizes should not be relied upon for carpets and furnishings.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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