





HOUSE & SON

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Modern Prestige 'Sonata' Park Home for 60+ – Built in 2023

Discover this nearly new, energy-efficient Prestige 'Sonata' park home, built in 2023, in a quiet, well-maintained residential park exclusively for those aged 60 and over. This modern property offers a stylish interior, practical features, and a peaceful setting while remaining close to local amenities.

Key Features:

Open-Plan Living:

Enjoy a spacious open-plan living area with a vaulted ceiling, wall-mounted electric fire, and double doors that flood the space with natural light-perfect for relaxing or entertaining.

Modern Kitchen:

The well-equipped kitchen features contemporary units and integrated appliances, including a fridge/freezer, washing machine, built-in oven, hob, and cooker hood, combining convenience with style.

Comfortable Bedrooms:

The home offers two comfortable bedrooms with fitted wardrobes. The main bedroom is generously proportioned, while the second bedroom is ideal for guests or as a study.

Contemporary Bathroom:

A modern, practical bathroom features a panelled bath with an overhead shower and fitted screen, a wash basin, and a WC, ensuring a comfortable daily routine.



Year-Round Comfort:

Enjoy the benefits of gas heating and UPVC double glazing throughout the property for efficient energy use and lasting comfort.

Private Outdoor Space:

The property boasts a sunny private garden with a patio and lawn, ideal for outdoor relaxation. Additional parking is available on the plot, along with a garage equipped with light and power for extra storage.

Ideal Location:

Scenic & Convenient:

Located close to the River Stour Nature Reserve, Redhill Park, and Parley Cross, this property offers ample opportunities for scenic walks, fishing, and dining.

Excellent Connectivity:

With Bournemouth, Poole, and Bournemouth Airport within easy reach, enjoy a variety of shopping, dining, and leisure options.

Additional Information:

Exclusively for 60+:

This park home is available exclusively for those aged 60 and over.

Pet Policy:

Please note that pets are not permitted.

Guide Price: £200,000

This well-maintained, modern park home provides a superb opportunity to enjoy a convenient and peaceful lifestyle in a sought-after residential community. For further details or to arrange a viewing, please contact us today!

ENTRANCE HALL

Cupboard housing LPG gas boiler.



OPEN PLAN LIVING SPACE

18' 3" x 12' 11" (5.56m x 3.94m)

LIVING AREA

UPVC double-glazed French doors to the side, UPVC double-glazed window to the front, wall-mounted electric feature fireplace, radiator and vaulted ceilings.

KITCHEN AREA

A fitted kitchen with a range of base and wall-mounted units,







providing ample storage, a UPVC double-glazed window, with an outlook over the private rear garden, to the side, roll-top worksurfaces, and integrated Bosch appliances comprising a fridge/freezer, oven, hob, chimney filter hood and a washing machine. Finished with a vinyl floor area.

BEDROOM ONE

11' 0" x 8' 10" plus fitted wardrobe" (3.35m x 2.69m)

Floor-to-ceiling mirrored wardrobes providing ample storage, radiator and a UPVC double-glazed window to the side.

BEDROOM TWO

9' 0" x 5' 8" (2.74m x 1.73m)

Fitted wardrobe, radiator.

BATHROOM

A white three-piece suite comprising a bath with side and end panels, glass shower screen to the side, chrome trims, stainless steel mixer tap and a T-bar shower over, pedestal wash hand basin with stainless steel taps over, low-level WC, part aqua boarded walls, vinyl flooring, an extractor fan, radiator and an obscure UPVC double glazed window to the side.

OUTSIDE FRONT

A lawned area abuts the front of the property, with a blocked paved driveway to the side, which leads to the steps to the front door and to the detached garage.

DETACHED GARAGE

Up and over door, light, power and a UPVC double-glazed window to the side.

GARDEN

Fence enclosed, mostly laid to lawn with a patio area.

CHARGES

Pitch fee: Approximately £ 225.95 per month.

Water: £9.00 per month.

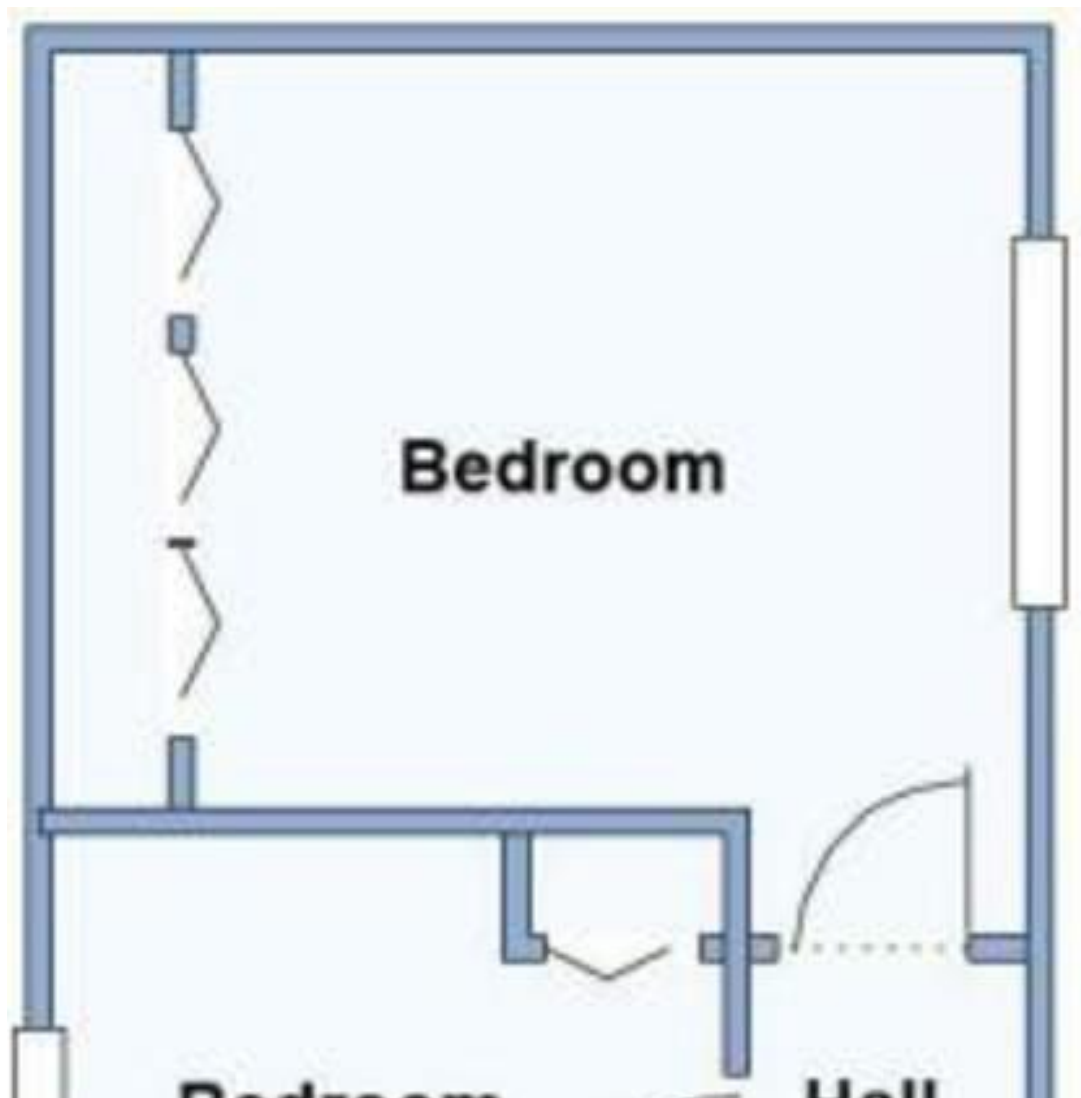
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