

PURBECK PROPERTY

CELEBRATING 40 YEARS IN WAREHAM

5 South Street
Wareham
Dorset
BH20 4LR
Tel 01929 556660

A UNIQUE OPPORTUNITY TO PURCHASE THIS ONE OFF LODGE OFFERING IMMACULATE & SPACIOUS ACCOMMODATION SET ON A LARGE SECLUDED PLOT AT DURDLE DOOR HOLIDAY PARK IN WEST LULWORTH WITH A 30 YEAR LEASE





Durdle Door Holiday Park, Main Road, West Lulworth
BH20 5PU PRICE £189,950

GROUND FLOOR



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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Location:

Durdle door Holiday Park is a family owned holiday park set on endless miles of stunning coastline with picturesque views & beautiful beaches. There are wonderful walks along the coastline & to Lulworth Cove with its cafes & restaurants. The nearest mainline train stations are at Wareham & Wool. Wareham is a Saxon Walled town with its own train station which is on the main Weymouth to London Waterloo Line. The main focal point of the town is its Quay with boat trips to Poole Harbour; with further benefits including Wareham Forest, independent cinema, sports centre, popular schools, restaurants, cafes, St Martins Church & the museum. There is also a market every Saturday.

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Dorset, BH20 4LR
sales@purbeckproperty.co.uk

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www.purbeckproperty.co.uk

IMPORTANT NOTE: Nothing in these particulars should be deemed as a statement that the property is in good structural condition, nor that any services, appliances, equipment or facilities are in good working order or have been tested, nor that any accesses to the property are legal rights of way. Purchasers should satisfy themselves on such matters prior to purchase by means of enlisting professional advice on all items and whilst every care has been taken in the preparation of these particulars, their accuracy cannot be guaranteed and do not form part of any contract.

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The Property:

The immaculate lodge is accessed via an opaque upvc double glazed entrance door, leading through into the entrance hallway. A double door cupboard housing a washing machine, with shelving above & storage to the side.

The modern open plan kitchen/diner/living room enjoys a triple aspect, with upvc double glazed doors looking out onto the countryside & patio doors leading out to the rear decking. There are two radiators & a fireplace with an inset flame effect electric fire.

The modern kitchen comprises of a matching range of base & eye level cupboards, with soft closing drawers, display shelving & a four ring gas hob set onto an island, with a floating extractor fan & light above. There is an integral oven, fridge, freezer & dishwasher. A sink with side drainer is set into the work surface, with splashback tiling & an upvc double glazed window overlooking the rear garden. A breakfast bar has a matching work surface with stools. A hallway leads through to the two bedrooms & bathroom.

The master bedroom has an upvc double glazed window to the front aspect, with a radiator beneath, & leads through into an en suite comprising of a double door shower cubicle with rainfall & handheld showers, WC & wash hand basin, with splashback tiling. There is also a fitted mirror, extractor fan, heated towel rail & an opaque upvc double glazed window to the rear aspect.

The second bedroom is a twin room, with an upvc double glazed window to the rear aspect & a radiator beneath.

The bathroom comprises of a bath with shower attachment, WC & wash hand basin, with splashback tiling surrounding. There is also a fitted mirror, extractor fan, an opaque upvc double glazed window to the front aspect & a heated towel rail.

Garage & Parking:

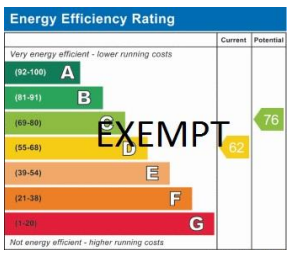
Parking area for a number of vehicles.

Garden:

The property is tucked away at the rear of the development, offering a lovely sense of privacy and peace. The garden wraps around the property and is mainly laid to lawn, with mature shrubs and hedging around the boundaries with a metal shed. The extensive decking with glass panelling runs around the property and is a great space to sit out, enjoy the countryside views or entertain family and friends, with plenty of room for outdoor furniture and a barbecue.

Measurements:

Open plan living	21'9" (6.64m) x 19' (5.80m)
Bedroom 1	13'7" (4.16m) x 8'7" (2.61m)
En suite	6'7" (2.02m) x 5' (1.54m)
Bedroom 2	10' (3.04m) x 9'2" (2.80m)
Bathroom	6'3" (1.92m) x 5'6" (1.69m)









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