



SAMUEL WOOD

I Ashlea Pools, Hopton Heath, Craven Arms, SY7 0QD

Offers In The Region Of £59,995



# Ashlea Pools

Hopton Heath, Craven Arms, SY7 0QD



- Prime Location Holiday Home in South Shropshire
- 12 Month Season
- Local Train Station in walking distance which connects to Shrewsbury and Cardiff
- NO ONWARD CHAIN
- Glorious views of the fishing pools
- Great facilities on site
- Peaceful Location
- EPC not applicable

Located in the tranquil setting of Ashlea Pools, Hopton Heath, this charming Kingfisher Plus Omar park home offers a delightful escape from the hustle and bustle of everyday life. With its prime location within the park, this property is a true rural retreat, perfect for those seeking peace and serenity.

The home features a well-appointed open plan living, dining room and kitchen that welcomes you with warmth and comfort, making it an ideal space for relaxation or entertaining guests. There are two inviting bedrooms, providing ample space for family or visitors. Newly fitted wardrobes from Shepherd Hills in Craven Arms add real style and convenience to the main bedroom. The property boasts a beautifully refitted bathroom and an ensuite shower room, ensuring a touch of elegance in your daily routine.

One of the standout features of this park home is the glorious balcony that overlooks the picturesque fishing pool, offering a perfect spot to unwind and enjoy the natural beauty that surrounds you. The property is very smartly presented, with beautiful interiors that create a homely atmosphere, making it easy to settle in and feel at home.

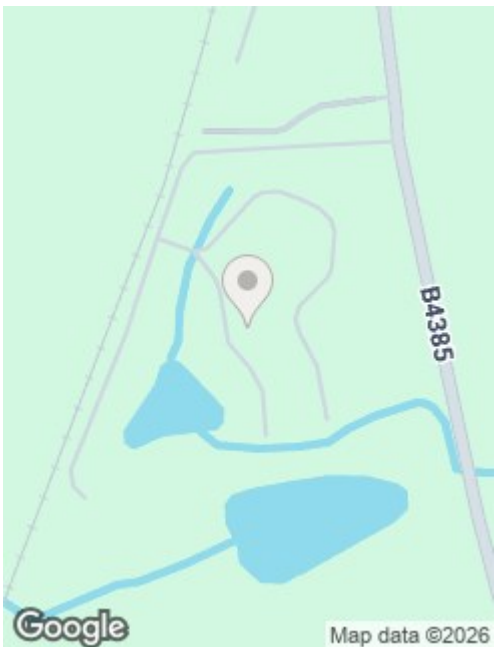
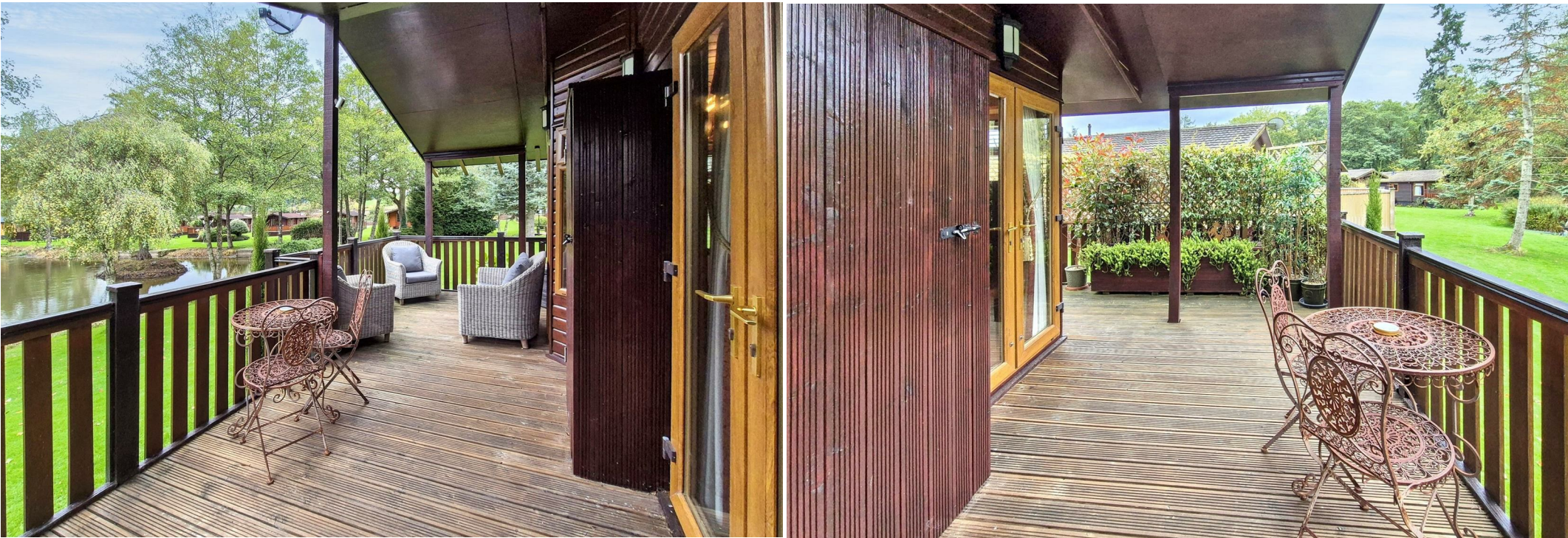
For those who appreciate good food, the award-winning pizzeria on site adds to the appeal, providing great facilities and a delightful dining experience just a stone's throw away. Additionally, there is parking available for one vehicle, ensuring convenience for residents.

In summary, this park home at Ashlea Pools is not just a property; it is a lifestyle choice, offering a perfect blend of comfort, luxury, and natural beauty. Whether you are looking for a holiday home, a weekend getaway or potentially an extra income from letting this home is sure to impress.

The long lease and 12 month season for this park home together with no onward chain make it a very interesting prospect. Please contact the Craven Arms office on 01588 672728 to secure your viewing today.







## Directions

To locate the property using what3words, please use [///circles.furniture.snack](#) and this will take you to the property. The lodge is located at Ashlea Pools holiday park.

Services: We understand that the property has Gas fired central heating via LPG gas cylinders, mains electric, mains water, and private drainage. All utilities are metered and billed accordingly.

Broadband Speed: Basic 3 Mbps Ultrafast 1800 Mbps.

Flood Risk: Very Low.

Tenure: We understand the tenure is Leasehold with 33 years remaining on the lease. Service Charges for 2025 at £4965.00 PA.

No council tax is payable on this property as it is for holiday use only. The site is open for 12 months of the year.

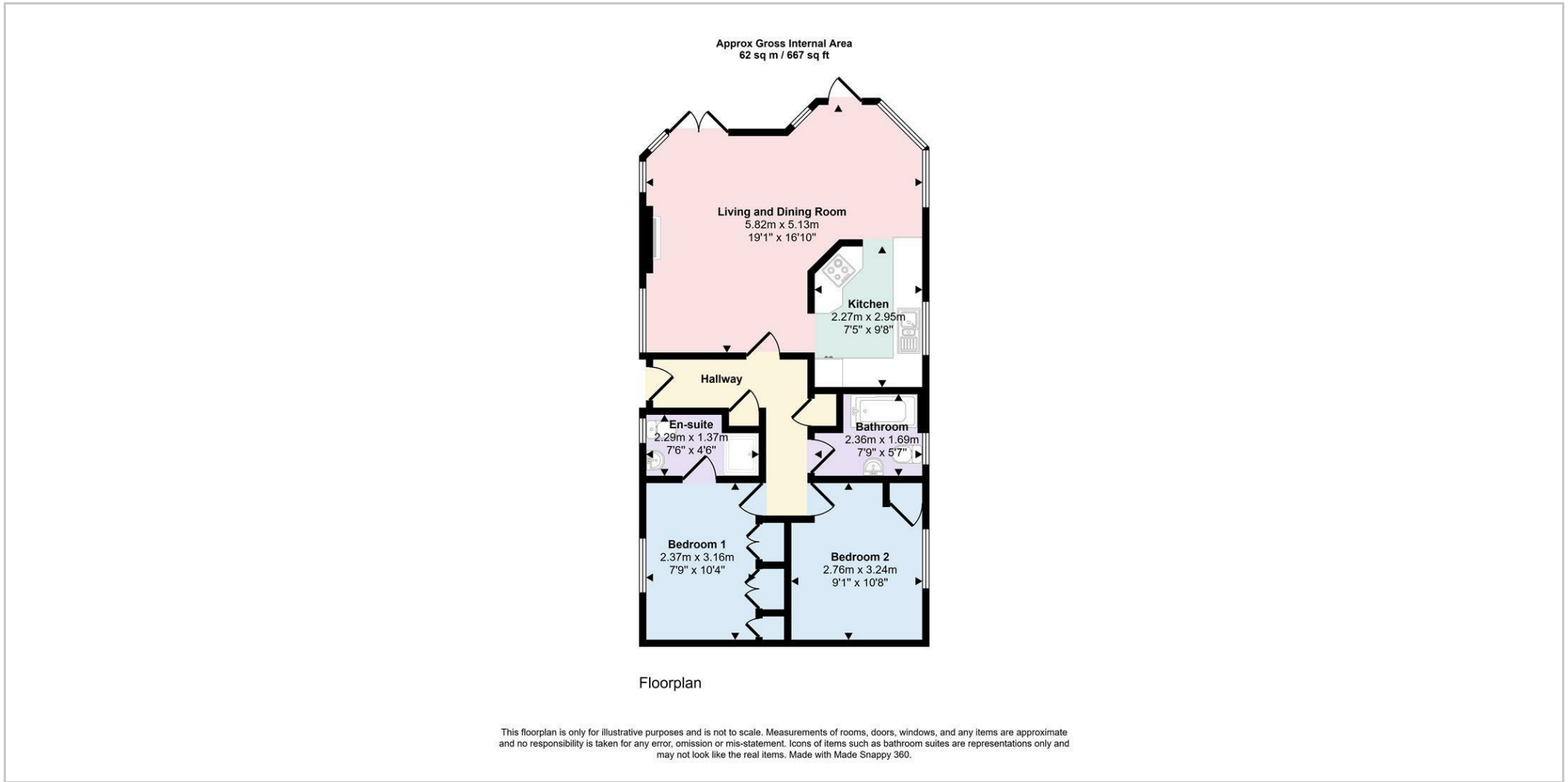
Mortgage Services: We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Services: Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.

Viewings: Strictly by appointment only, please contact the craven arms office on 01588 672728 or email [cravenarms@samuelwood.co.uk](mailto:cravenarms@samuelwood.co.uk). For out of hours enquiries please contact Vicki Oldhams on 07396 879139.







We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES  
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