



SV13, Church Church Street, Lossiemouth IV31 6NW

Fixed Price £49,500

ABSM Estate Agents Ltd

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Enjoying one of the Premium Pitches within this beautifully maintained park development, the property enjoys a pleasant and peaceful setting with landscaped communal grounds, paved access roads, and generous spacing between homes to ensure privacy.

This property presents as a stylish, ready-to-use park home, suited for holiday use or semi-permanent living. Being sold as seen and ready to move into, with neutral décor, efficient use of space, and attractive park setting combine to create a comfortable and appealing environment.

Accommodation

Complete with some skirting (storage area behind) and raised deck with steps which adds an attractive entrance to the home.

Thoughtfully arranged to maximise space and natural light, with a welcoming open-plan lounge and kitchen forming the heart of the home. The living area benefits from large windows and fitted seating, creating a comfortable and sociable space - interested parties should note that the fitted seating

The modern kitchen is fitted with attractive wood-effect units, contrasting worktops and integrated appliances.

There are two bedrooms, including a well-proportioned main bedroom and a second versatile room ideal for guests or a home office. A contemporary shower room completes the internal accommodation.

On the doorstep of the East Beach, SV13 is a short walk via the delightful Seatown to the busy hub of Clifton Road.

Lossiemouth itself is a highly sought-after seaside location, renowned for its stunning sandy beaches, championship golf courses, scenic coastal walks, and marina, while also benefiting from convenient access to Elgin and the wider Moray countryside. This property is ideally suited as a holiday home or weekend retreat, for downsizers seeking a low-maintenance lifestyle, or for buyers looking for a relaxing coastal base in a tranquil environment.

Important Notes :-

1. The property is available for use for 11 months of the year, from 15th February through to 15th January annually. Interested parties should be aware that occupancy outside of these dates is not permitted in line with park regulations.
2. The caravan is being sold as seen with all the furniture, fixtures and fittings including all the bedding, small appliances, plates, cutlery, crockery, pots and pans etc. The second bedroom has never been used and bedroom 1, only a handful of times.
3. The rates and water have been paid this June 2026 for the year following. Copy invoice can be made available.
4. Registered from 1st January, 2025 and valid for park life until end December, 2044.
5. Insurance is paid until 25th September, 2026.



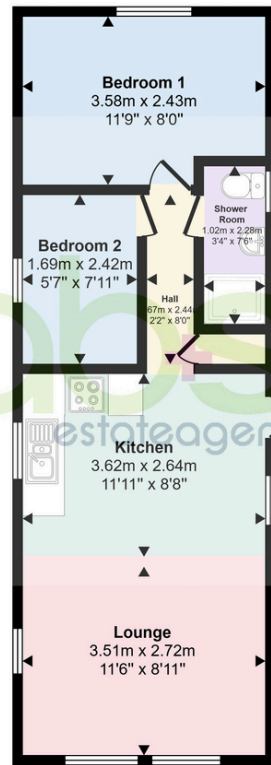
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 1

 38 m²

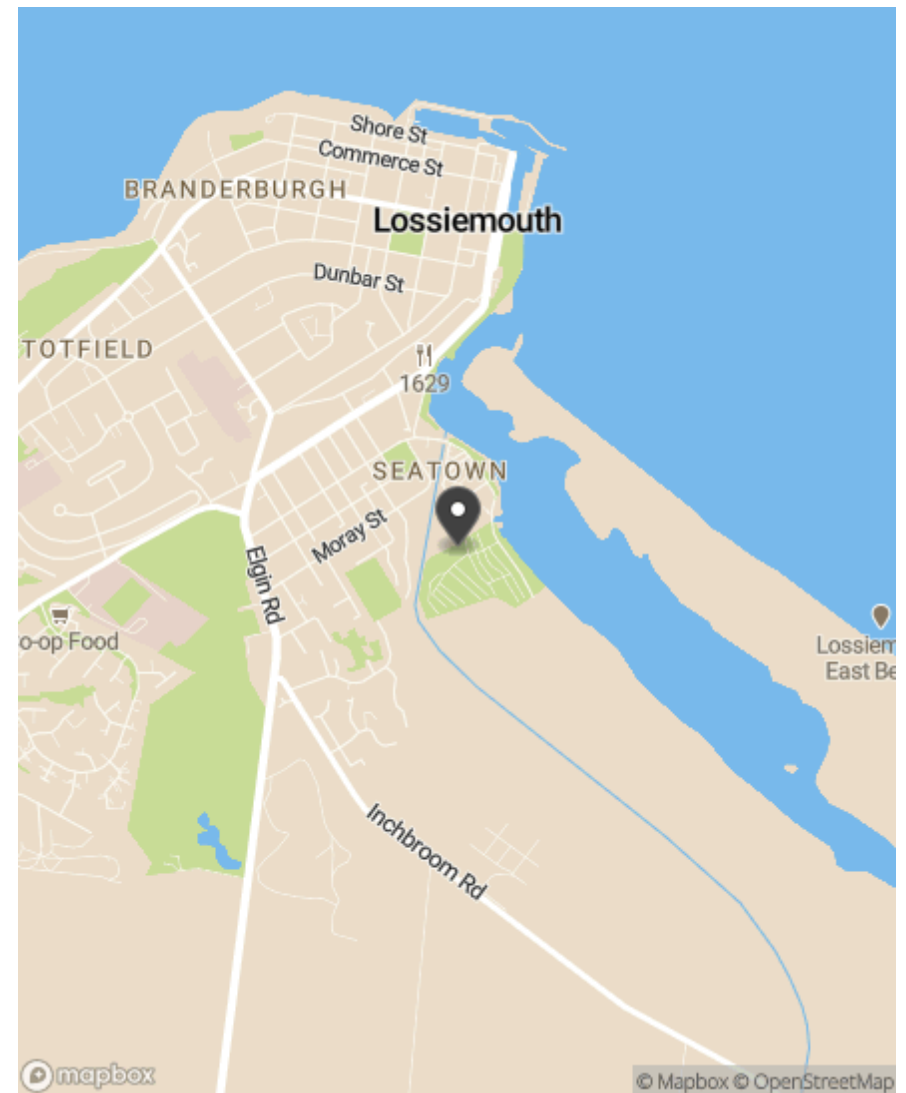


Approx Gross Internal Area
38 sq m / 407 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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