

Burton Hill Park, Malmesbury, SN16 0EH

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PROPERTY SALES & LETTINGS



- Well Appointed 2 Bedroom Park Home
- Two Bedrooms
- Two receptions
- Low Maintenance Surrounding Gardens
- No Onward Chain
- 40' x 20'
- Edge of Site Location
- Lovely Views to Rear
- Allocated Parking
- Over 55's

16 Burton Hill Park
Malmesbury, SN16 0EH

£170,000

A well-positioned 40' x 20' double-unit park home enjoying far-reaching views over open fields, the River Avon and Malmesbury town.

Situated on the established Burton Hill Park, this spacious two-bedroom home is within easy walking distance of Malmesbury town centre and is ideally placed for the local shops, Waitrose, medical centre and amenities.

The accommodation comprises a generous kitchen, dining area and sitting room with feature fireplace, master bedroom with fitted wardrobes, second bedroom, family shower room, cloakroom and useful lobby. The home benefits from private gardens to both front and rear, landscaped for ease of maintenance, together with a dedicated parking space.

The property has been well maintained, with the roof tiles replaced in 2025 and the exterior redecorated in 2026. Further features include gas central heating, water softener, satellite dish, TV connections and plumbing for a washing machine or dishwasher.

Burton Hill Park is an established over 55s residential park, with a quiet setting just a short walk from the centre of Malmesbury. The home is offered chain free and vacant, with the existing licence agreement transferable subject to the site owner's approval. No stamp duty is payable.



Viewings

By appointment through Alan Hawkins Property Sales. Tel: 01793 840 222

Council Tax: Wiltshire Council

Tax Band A For year 2026/27 = £1,754.82
For information on tax banding and rates, please call Wiltshire Council, Monkton Park. Chippenham. Wiltshire. SN15 1ER. Tel: 0300 456 0109

Tenure

Mobile Homes Act 1983

Management Fee

Pitch Fee: £241.16 (to include Mains and Waste Water)
Heating: LPG (Metered from Site)
Electric: Mains (Metered from Site)

Energy Efficiency Rating (England & Wales)















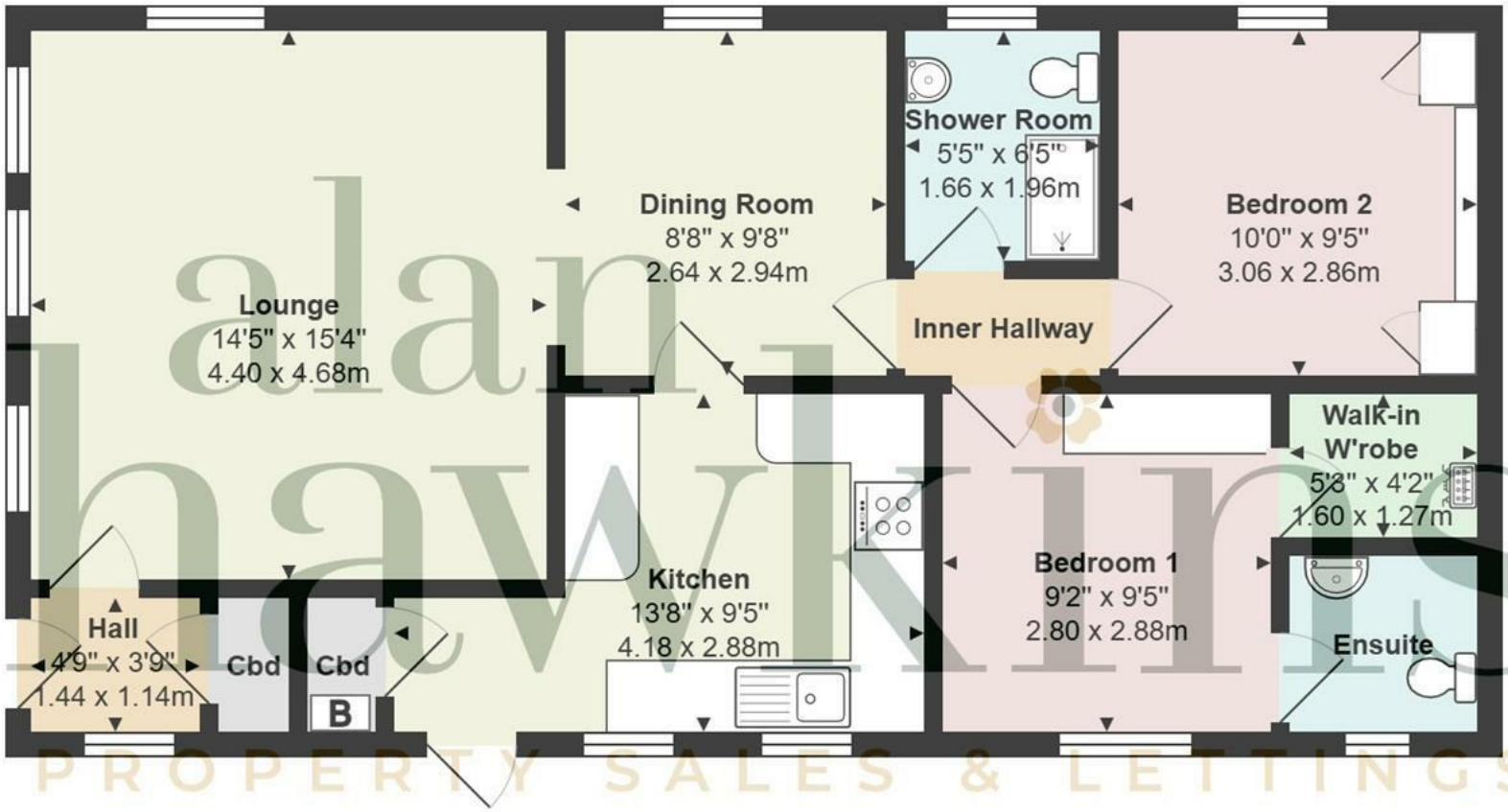












Total Area: 794 ft² ... 73.8 m²

Disclaimer:
These floor plans are provided for guidance only and are not to scale.
All dimensions, layouts, and details shown are approximate and should not be relied upon as statements of fact.
Prospective purchasers or tenants should satisfy themselves by inspection or independent verification.
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