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BIRDS

ESTATE AGENTS

ESTABLISHED 38 YEARS



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MANOR PARK HOLIDAY VILLAGE
MANOR ROAD
HUNSTANTON PE36 5AZ

£40,000 includes 2026 site fees
and majority of contents



A one owner from new 2018 ABI Ambleside 8 berth caravan 40'x13'
located on the popular Highgrove area.

VIEWING RECOMMENDED

Open Plan Lounge/Diner/Kitchen: fitted with a range of base and wall units incorporating gas double oven, microwave, fridge/freezer, washing machine, dishwasher, 5 burner gas hob with extractor over, dining table & 4 chairs, 2 matching sofas (1 sofa bed) electric fire, patio doors to decking.

Hall: cupboard containing the Morco gas combi boiler.

Shower Room: large walk-in shower cubicle, vanity hand basin, wc.

Bedroom: Double bed, dressing table, wardrobes, Ensuite hand basin, wc.

Bedroom: twin beds, wardrobe, vanity mirror & shelving.

Bedroom: twin beds, wardrobe.

Outside: parking for 2 cars, storage box, decking to front and side with Astro Turf.



TO VIEW: PLEASE CONTACT THE OFFICE TO ARRANGE AN INSPECTION

Manor Park Holiday Village is one of two large holiday parks on the south side of the town, well-served with amenities including a club and swimming pool. Hunstanton is a popular town for holidaymakers with beaches and the sea-front promenade close by.

Occupation is 11 months in each year (15th January to 15th February 2027 excluded), holiday use only.

There is an annual site fee in respect of grass cutting and rubbish collection etc. and use of the amenities, £6600. Water and holiday home rates £396.93.

Commercial sub-letting is permitted. Pets on a lead.

