



Connells

Hampton Loade Park Homes
Hampton Loade Bridgnorth

Hampton Loade Park Homes Hampton Loade Bridgnorth WV15 6HN

for sale offers over
£120,000



Property Description

Surrounded by scenic woodland views, this beautiful Park Home oozes peace and tranquility, secluded with greenery creating privacy around the property. The A442 Bridgnorth Road sits less than 1 mile away, providing easy access to amenities in surrounding areas. On approach, a neat tarmac driveway to the front provides ample off-road parking and steps up to the front door. Stepping inside, the welcoming entrance hall branches off to all accommodation including a dining room, a large lounge, fitted kitchen, master bedroom with en-suite, further bedroom and a bathroom. Central heating and double glazing throughout. Externally, this property boasts a low maintenance and private garden space, not overlooked by any neighbouring properties.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Agents Note

There are a number of obligations on both sellers and buyers when completing the process for purchasing a park home. Sites often have requirements specific to the purchase and to 'the site' in general, which could include paying the site owners commission. Intending purchasers should satisfy themselves about any such requirements including any specific

restrictions on occupancy or residential use of the home.

Purchasers are strongly advised to take advice from a solicitor. Guidance can be sought from Park homes - GOV.UK (www.gov.uk)

Front Elevation

Neat tarmac driveway providing ample off-road parking and steps up to the front door. Gravelled area to the side with established plants and shrubbery.

Entrance Hall

Welcoming hallway offering built-in storage, laminate flooring, a ceiling light point and a radiator.

Dining Room

Offering laminate flooring, ceiling light point, a radiator and a double glazed window to the front.

Lounge

Spacious living area boasting a feature fireplace with surround and hearth, laminate flooring, two ceiling light points, two radiators and double glazed bay windows to the side and one to the front.

Kitchen

Fitted kitchen offering a range of wall and base units and ample work surface space. Inset sink and drainer unit, integrated oven and hob with cookerhood, washer/dryer and fridge freezer. Tiled flooring, partially tiled walls, ceiling spotlights, a radiator and a double glazed window and door to the rear.

Bedroom One

Double bedroom boasting built-in wardrobes and a walk-in storage space, laminate flooring, ceiling light point, a radiator and a double glazed window to the rear.

En-Suite

Comprising a WC and walk-in shower cubicle. Tiled flooring, ceiling light point and a double glazed frosted window to the side.

Bedroom Two

Double bedroom boasting built-in wardrobes, laminate flooring, ceiling light point, a radiator and a double glazed window to the side.

Bathroom

Comprising a wash hand basin, WC and a panelled bathtub with shower over. Tiled walls and flooring, ceiling light point, a radiator and a double glazed frosted window to the front.

Outside

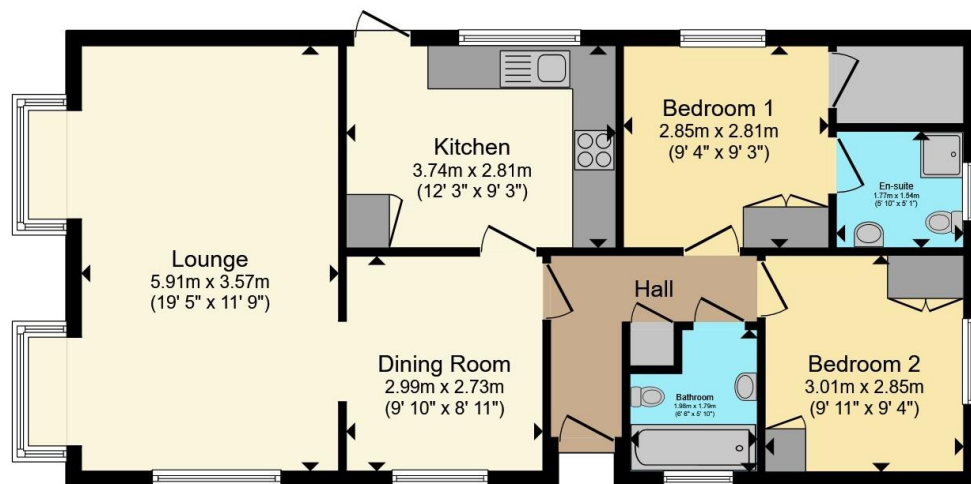
Garden

Decking and patio areas to the rear, perfect for seating and storage with a fence and hedge boundary creating a private outside space overlooking the woodland beyond.









Floor Plan

Total floor area 82.6 m² (889 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 01562 682 14
E kidderminster@connells.co.uk

28-29 Worcester Street
 KIDDERMINSTER DY10 1ED

EPC Rating: Exempt
 Council Tax Band: A

Tenure:

view this property online connells.co.uk/Property/KMR312954

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: KMR312954 - 0008