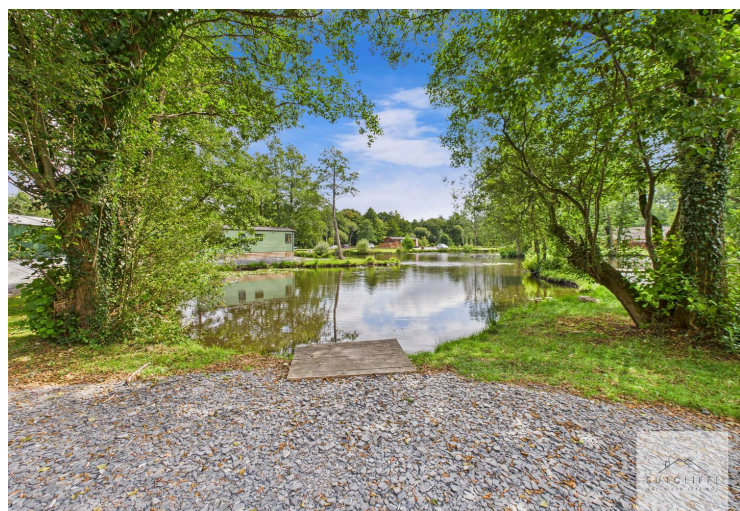




16 Bowland View, Bowland Lakes Leisure Village

£68,000 Leasehold

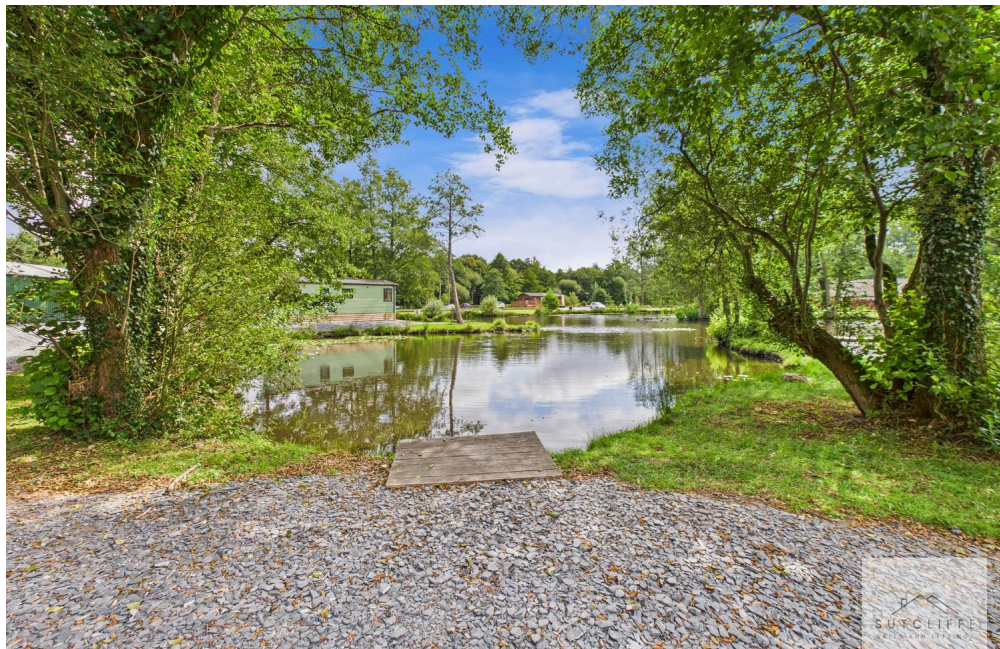
Council Tax band: TBD

Tenure: Leasehold

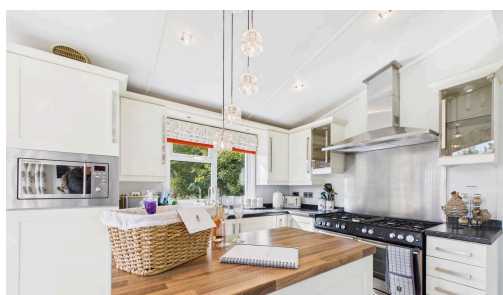
Welcome to Bowland Lakes Leisure Village

Beautifully redeveloped and thoughtfully landscaped, Bowland Lakes Leisure Village offers the ideal countryside escape. Nestled in the heart of the Forest of Bowland Area of Outstanding Natural Beauty and set beside the tranquil River Wyre, this peaceful retreat combines comfort, nature, and outdoor adventure in perfect harmony.

Surrounded by woodland, open countryside, and an abundance of wildlife, it's the perfect place to unwind and reconnect with nature. Whether you're seeking a peaceful break or a more active getaway, the park has something for everyone. Guests can enjoy picturesque fishing lakes, modern shower and toilet facilities, on-site refreshments including Wallings ice cream, and a selection of hot and cold drinks. Free Wi-Fi is available throughout the park, and with pet-friendly accommodation and private parking at every pitch, convenience and comfort are always close at hand.



- 34 x16 Lodge With License to 2058
- Fully Furnished - Sale To Include Entire Contents
- Primary Bedroom, Dressing Room & En-suite
- Guest Bedroom
- Brand new Combi Boiler
- Open Plan Kitchen, Lounge & Diner
- Stunning Countryside Views & Close To Amenities
- On Site Fishing Lakes



Miscellaneous Information

This beautifully presented traditional-style lodge has been exceptionally well maintained and offers a fantastic opportunity to purchase as either a private holiday retreat or a rental investment, with holiday letting permitted on site. The lodge is offered as a true turnkey purchase, with all furniture, fixtures, fittings and kitchen contents included, allowing the new owner to enjoy or let the property immediately. Recent improvements include a brand new combi boiler, new flooring throughout the lounge, hallway and bathrooms, while all external timber and decking have been regularly treated and maintained to a high standard. Ideally positioned within a peaceful setting surrounded by nature, the park also benefits from on-site fishing, excellent transport links and convenient access to a range of local amenities, making it the perfect escape while remaining well connected.

Kitchen

The impressive kitchen is a true focal point of the home, combining contemporary style with everyday practicality. Filled with natural light from a side-facing window, an adjoining obscure glazed UPVC door and an additional window, the space is enhanced by a vaulted ceiling with recessed spotlights, creating a bright and airy atmosphere. A stylish range of wall and base units with chrome handles is complemented by contrasting worktops, matching upstands and a central island with a wood block-effect surface, providing additional workspace and a sociable breakfast area. Integrated appliances include a double oven with grill, microwave, dishwasher and an impressive seven-ring gas hob with extractor hood. Finished with new cushion flooring and offering excellent storage throughout, this beautifully presented kitchen is ideal for both everyday living and entertaining.

Lounge Diner

This beautifully presented open-plan lounge and dining area is filled with natural light from dual-aspect windows, striking angled feature glazing and French doors leading onto the front veranda, creating a seamless connection to the outdoor seating area and enjoying delightful countryside views. Finished in tasteful neutral décor, the room offers a bright yet cosy atmosphere, complemented by modern click flooring and feature rugs. Two comfortable sofas are arranged around an attractive feature electric fireplace, providing the perfect place to relax, while the dedicated dining area comfortably accommodates a four-seater table for family meals or entertaining guests. Complete with a wall-mounted television, ample power points and a thoughtfully designed layout, this spacious living area

En-Suite

The perfect addition to the primary bedroom, this stylish en-suite features bright, modern décor and an obscure glazed window. A sleek white heated towel rail and spot lighting add a contemporary touch. The suite includes a low-level W.C., a shaving socket, and a modern sink set within a vanity unit with mirror and integrated lighting above. A fully enclosed shower provides convenience and comfort, while quality cushion flooring completes the space with a practical and elegant finish.

Bedroom

This attractive double bedroom is beautifully presented in a soft, neutral colour palette, creating a bright and relaxing space to unwind. A large side-facing window frames pleasant leafy views while allowing plenty of natural light to fill the room. The bedroom comfortably accommodates a double bed with bedside cabinets and benefits from mirrored fitted wardrobes, providing excellent storage whilst enhancing the sense of space. Recessed ceiling spotlights add a contemporary touch, with soft fitted carpet underfoot completing the cosy feel. Ideal for family or guests, this well-proportioned bedroom offers a comfortable and stylish retreat with ample space for additional bedroom furniture.

Bathroom

The contemporary bathroom has been thoughtfully designed to offer both style and practicality. Finished in soft neutral tones, the room is enhanced by an obscure glazed window with a fitted Roman blind, allowing natural light to filter in while maintaining complete privacy. A modern white heated towel radiator and recessed ceiling spotlights create a bright, welcoming atmosphere. The stylish suite comprises a low-level WC, a vanity wash hand basin with useful storage beneath, an illuminated mirror with integrated lighting, and a spacious fully enclosed shower enclosure. A fitted shaving point adds further convenience, while the carpet flooring provides a warm and comfortable finish, completing this beautifully presented bathroom.

GARDEN

Surrounded by woodland and lush greenery, the location of this home offers a variety of inviting outdoor spaces. A wraparound lawn surrounds the property, while a veranda to the side and front provides the perfect spot to unwind or entertain. Complete with outdoor garden furniture, it's an ideal setting for relaxing or socialising with family and friends amidst peaceful, natural surroundings.

OFF STREET

2 Parking Spaces

Parking is available at the side of the property and easily accommodates two cars.









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