



Seahaven Springs Estate, Mablethorpe LN12 2QS

welcome to

Seahaven Springs Estate, Mablethorpe

Chain-free two-bedroom residential park home in a sought-after coastal location, offering a lounge, kitchen, utility room, modern wet room, garage, driveway and low-maintenance gardens.

Lounge

11' x 10' (3.35m x 3.05m)

A spacious and comfortable reception room with windows to the front, left and right aspects, allowing plenty of natural light. Finished with wood-effect flooring and radiator.

Kitchen

11' x 9' (3.35m x 2.74m)

Fitted with a range of wall and base units in a wood-effect finish with complementary worktops. Features an integrated electric oven and hob, under-counter storage and space for a fridge and freezer. Windows overlook the front and side aspects, with wood-effect flooring and radiator.

Utility Room

5' x 3' (1.52m x 0.91m)

A useful utility space located off the kitchen, providing plumbing and space for a washing machine and tumble dryer.

Bedroom One

11' x 7' (3.35m x 2.13m)

A good-sized double bedroom with window to the right aspect, fitted wardrobes and carpeted flooring.

Bedroom Two

8' x 7' (2.44m x 2.13m)

A further double bedroom with window to the right aspect and radiator.

Wet Room

A wet room comprising an electric shower, WC and wash hand basin with vanity unit. Window to the left aspect providing natural light.

External

A low-maintenance courtyard-style front garden

with a long driveway providing access to the garage and useful off-road parking.

Rear Garden

A low-maintenance courtyard-style rear garden offering space for outdoor seating and a greenhouse, providing an easy-to-maintain outdoor area.

Garage

19' x 8' (5.79m x 2.44m)

A generous garage with up-and-over door, rear-facing window and power, providing useful secure parking, storage or workshop space.

Agents Note

This chain-free residential park home offers an excellent opportunity to acquire a low-maintenance property in a sought-after coastal location. With two double bedrooms, useful additional utility space, a garage and driveway, together with easy-to-manage gardens, the property would make an ideal permanent home, coastal retreat or investment. Its no-onward-chain position also offers the potential for a straightforward purchase for a buyer looking to move quickly

Please be aware additional fees are involved with purchasing a park home, please speak with the Branch for further information.





view this property online williamhbrown.co.uk/Property/SKG110158



welcome to

Seahaven Springs Estate, Mablethorpe

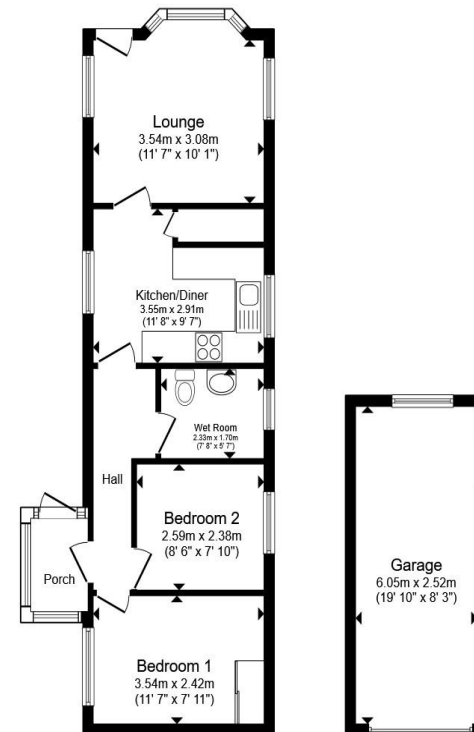
- **CHAIN FREE**
- Two Bedroom Park Home
- Sought After Coastal Location
- Lounge with Separate Kitchen
- Wet Room

Tenure: EPC Rating: D

Council Tax Band: A

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.

£75,000



Total floor area 63.6 m² (685 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



view this property online williamhbrown.co.uk/Property/SKG110158



Property Ref:
SKG110158 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


william h brown



01754 768311



Skegness@williamhbrown.co.uk



20 Roman Bank, SKEGNESS, Lincolnshire, PE25
2RU



williamhbrown.co.uk