



- 36' X 12' PARK HOME
- CASH PURCHASE ONLY
- AMPLE PARKING
- CHAIN FREE

Second Avenue, Galley Hill, Waltham Abbey, EN9 2AW

36' x 12' Park Home situated on popular Breach Barns Park surrounded by Essex Countryside. The home is well presented with ample parking. Fitted kitchen with integrated appliances. Bedroom with fitted wardrobes. CHAIN FREE

CASH PURCHASE ONLY

PRICE: 89,995 (AGREEMENT REGULATED BY THE MOBILE HOMES ACT)



Property Description

Breach Barns Park home site is an established development situated in a semi-rural location surrounded by Essex Countryside. The site is supported with an on site office and is a noted family park. Well behaved pets are welcome.

This particular unit which measures 36' x 12' has been well maintained and was originally constructed in 2012.

The accommodation in brief provides an entrance hall which gives access to the remainder of the accommodation. There is a generous size lounge with a feature fireplace with open plan access from the kitchen which has a range fitted high gloss wall and base units with contrasting work surfaces and integrated appliances which include fridge/freezer, washing machine and built in oven and hob.

The bedroom has a range of fitted wardrobes with matching bedside cabinets. This is supported by the bathroom which comprises a three piece suite with panel enclosed bath, pedestal wash hand basin and close coupled WC.

Externally the property has block paving surround providing ample off road parking.

Being offered CHAIN FREE an internal viewing is highly recommended.

CHARGES AND TENURE

Council Tax Epping Forest District Council Band A

Ground Rent £309.49 Per Month includes Water and Sewage supply





Tenure Ownership is under agreement regulated by the mobile homes act

UTILITIES AND SUPPLIERS

Electricity - Mains - E-ON Next

Water - Mains - Included in Ground Rent

Sewage - Mains - Included in Ground Rent

Heating Gas Central Heating - LPG Gas Bottles

Broadband - Sky

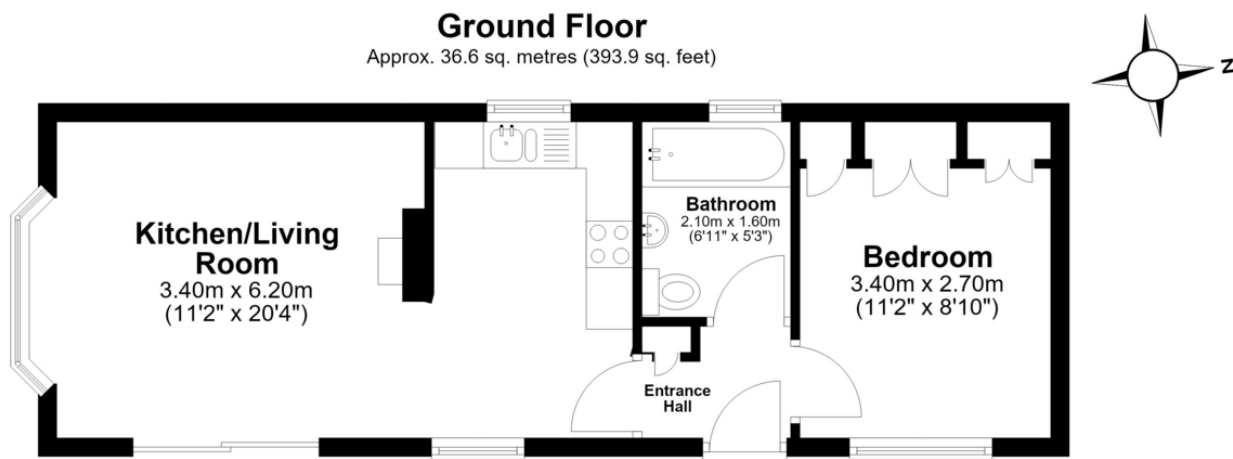
Mobile Signal and Coverage Vodafone Three EE O2

POINTS TO NOTE

Site rules/pet restriction - please ask for a copy of the site rules-
Well behaved pets allowed

Age Restriction - Family Park

Construction - This is a park home and therefore the construction is non traditional and predominantly timber and board with a steel chassis. Financing is not available.



Total area: approx. 36.6 sq. metres (393.9 sq. feet)

This floor plan has been created by a third party and should be used as a general outline for guidance only.
Any areas, measurements or distances quoted are approximate and any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and/or full survey as to the correctness of each statement. We accept no responsibility or liability for any loss whatsoever that may arise as a result of this plan and the information contained within.

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