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Dorset Park Homes

DRAFT

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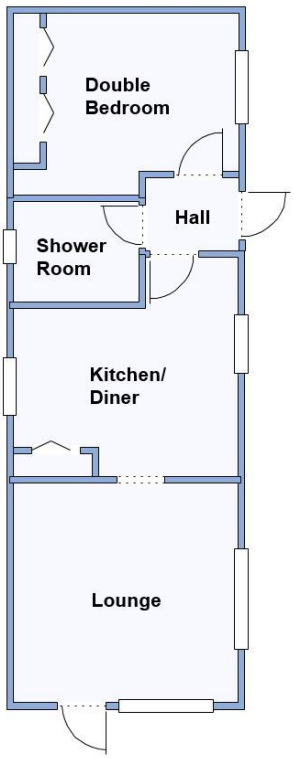

This drawing has been prepared for diagrammatic purpose only. Not to scale

1 Bedroom Park Home approx 36' x 12'

Accommodation & approximate room dimensions:

- **Bluebird 'Guardian' 1986**
- **Entrance Hall:**
- **Kitchen/Diner: approx 11'7" x 11'4" max. Range of floor and wall cupboards. Built-in oven, hob & cooker hood. Space for washing machine & fridge & freezer. Cupboard housing new combination gas boiler.**
- **Lounge: approx 11'7" x 11'4". Door to Balcony.**
- **Double Bedroom: approx 11'7" x 9'4" max. Built-in wardrobes & dresser unit.**
- **Shower Room: Shower cubicle with thermostatic shower valve. Pedestal wash basin & WC.**
- **Gas Central Heating (New Boiler January 2026)**
- **PVCu Double-Glazing**
- **Exterior Cladding System for low maintenance**
- **Garden: Laid to lawn & patio. Metal Shed.**
- **Parking on Plot**
- **Age Restriction 50+ No Pets Allowed**
- **Convenient location close to local amenities**
- **No Chain!**

Parking on-Plot









Pitch Fee: approx £200.64 per month
Subject to Annual Review
Council Tax Band: 'A' **Tenure: 1983 Mobile Homes Act Agreement**

Price £65,000

VIEWING STRICTLY BY APPOINTMENT WITH THE VENDOR'S AGENT Dorset Park Homes 01202 877511

IMPORTANT NOTE: These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase Ref.W05345