

Property details approval form

20 Shangri-La, Kingsmans Farm Road, Hullbridge, Hockley, Essex, England, SS5 6QE

Date: 13 April 2026

Property Ref and Version: RAY309178 - 0006

Connells

Selling your home with us!

○ Let's get your property sold!

After visiting your property we have compiled this document to show you all of the information we have gathered, including all images. We just need you to review this document to make sure everything we say in here is accurate before we officially begin marketing your home.

What is covered in this marketing approval form:

- | | |
|----------------------|---------------------|
| 1. Price | 5. Room Description |
| 2. Key Features | 6. Directions |
| 3. Short Description | 7. Property Images |
| 4. Long Description | 8. Floor Plan |

The information within this document will be used within our property particulars and on the internet; the format of how this information is displayed may be subject to change.

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○ Price

offers in excess of £160,000

Tenure:

○ Key Features

- > Energy Rating: Exempt
- > Two-bedroom residential park home
- > Over-50's
- > Nearby leisure options including four yacht clubs within a mile
- > Regular bus links to Southend, Chelmsford and Basildon
- > Rayleigh train station approx 4 miles away
- > Local shops, library, post office and GP surgery in Hullbridge
- > Pet-friendly park
- > Small, welcoming residential site with strong community feel

○ Short Description

Set within the peaceful Shangri-La Residential Park in Hullbridge, this well-presented two-bedroom residential park home offers relaxed living exclusively for residents aged 50+. The park enjoys a scenic riverside setting on the banks of the River Crouch.

○ Long Description

Set within the peaceful Shangri-La Residential Park in Hullbridge, this well-presented two-bedroom residential park home offers relaxed living exclusively for residents aged 50+. Included in the property is an exceptional gated large gardens that are well maintained for and included in the sale price is also a large shed. The park enjoys a scenic riverside setting on the banks of the River Crouch, surrounded by a friendly community and excellent outdoor leisure opportunities including sailing, fishing and nearby yacht clubs.

Local convenience is close at hand with shops, a library, post office and doctors' surgery in Hullbridge, while bus services provide easy access to Southend, Chelmsford and Basildon for wider shopping and leisure. The nearest rail station at Rayleigh is just 4 miles away, offering direct trains to London Liverpool Street in around 40 minutes—ideal for visitors or occasional commuting.

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This popular, pet-friendly park offers a quiet, welcoming environment—perfect for those seeking a comfortable and low-maintenance home in a scenic yet well-connected location.

○ Directions

○ Agents Note

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○ Room Description

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○ Property Images

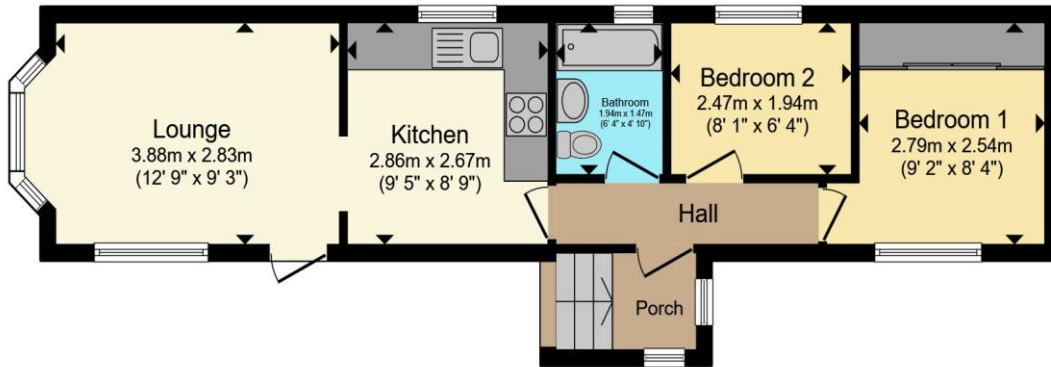
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○ Floor Plan



Total floor area 41.5 m² (446 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

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○ Approval

Signature

Date

	Signature	Date
Scott Warner		
Mr T.L. Henderson		