



Connells

Waterside Holiday Park & Spa, Bowleaze Coveyay
Weymouth



Property Description

'46 Greenhill' and is an Abi Derwent 2023 Wheelchair friendly model and 38.00 x 12.00. It is located on the luxury development of the 5 Star 'Waterside, Bowleaze Cove Holiday Park & Spa'. This park home has been finished to the very highest standards throughout and is brimming with luxury fittings including gas central heating. It is further enhanced with a large south-facing private veranda with spectacular countryside views. Bowleaze Cove Owners' benefits include bookable use of Bowleaze Cove Spa, indoor and outdoor gyms, heated indoor and outdoor swimming pools plus a splash zone for toddlers, kids' playgrounds and various bars and restaurants for drinks and meals with an owner's discount. Located within a short stroll Bowleaze Cove, and the stunning surrounding coastline. Weymouth and Dorchester are just a short drive, and South Western train line provides access to Bournemouth, Winchester, and London Waterloo.

Entrance

Glazed upvc door leading into: -

Kitchen

17' x 5' 2" (5.18m x 1.57m)

Galley style comprising of luxury eye and base level units, with worksurfaces over and fitted appliances including microwave, fridge freezer. 4-burner gas hob with gas oven and grill under, extractor hood. Inset sink unit and mixer tap with drainer. Spot lighting. Side aspect double glazed window. Wall mounted radiator.

Living Room

11' 11" x 11' 9" (3.63m x 3.58m)

Outstanding triple aspect room comprising of; lounge area with front south facing French doors which open onto the veranda. Inset feature electric fireplace. Inset spot lighting. Television point. Wi-Fi access point, electrical USB points. Wall mounted radiator. Extra bed under sofa for additional sleeping. Carpeted.

Bedroom One

11' 9" x 8' 8" (3.58m x 2.64m)

Dual aspect double glazed windows. Wall mounted radiator. Carpeted. Spot lighting. Television point. Fitted wardrobe plus drawer storage, dressing table and bedside cabinets. Electrical USB points. Wall lighting.

Bedroom Two

9' 10" x 6' 6" (3.00m x 1.98m)

Side aspect double glazed window. Wardrobe and drawer storage. Fitted shelf. Wall mounted radiator. Electrical USB points

Shower Room

Modern wet room design, comprising shower, low level WC and wash hand basin. Rear aspect double glazed window. Wall mounted heated towel rail. Extractor fan.

Outside

Private Veranda

Expansive raised veranda providing plenty of space for entertaining and enjoying the stunning environment.

Allocated Parking

Ample parking for one vehicle.

Site Fees

The vendor informs us that the site fees are £10,423.95. Annual rates are £899.64. This property holds a 14 year lease from 28 August 2023.









Total floor area 41.3 m² (444 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



To view this property please contact Connells on

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EPC Rating:
 Exempt

view this property online connells.co.uk/Property/WEY309265

Tenure:

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.



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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