



**Beeches Holiday Park, Blue Anchor, Minehead, TA24 6JW**

**welcome to**

**150 Beeches Holiday Park, Blue Anchor**

Situated on the edge of Blue Anchor within Beeches Holiday Park is this beautiful Cosalt Monaco Duo Twin Unit Lodge 40ft x 20ft occupying a lovely position whilst enjoying fantastic far reaching views across the Bristol Channel. The Lodge enjoys a superb decking area.



## 150 Beeches Holiday Park

Situated on the edge of Blue Anchor within Beeches Holiday Park is this beautiful Cosalt Monaco Duo Twin Unit Lodge 40ft x 20ft occupying a lovely position whilst enjoying fantastic far reaching views across the Bristol Channel. The Lodge enjoys a superb decking area which runs down two sides of the lodge. With revolutionary internal decoration, fittings and home-from-home comfort, the Monaco is truly the pinnacle of Cosalt's holiday home design with a practical layout.

The lodge benefits from light and airy accommodation with an open plan lounge/dining room/kitchen with vaulted ceilings and floor to ceiling windows allowing natural light. The lodge comes with the benefits of a range of furniture.

### Open Plan Living Accommodation

23' 5" max x 19' 1" max ( 7.14m max x 5.82m max )  
Double glazed windows to rear, side, double glazed sliding patio doors to front and double glazed patio doors to front, fitted carpet, four radiators, inset ceiling spotlights, built in cupboard housing Potterton gas fired boiler (replaced in 2018), built in cupboard, door to inner hall.

### Inner Hall

With fitted carpet, access to roof space, doors to

### Bedroom One

9' 9" x 9' 6" ( 2.97m x 2.90m )  
Double glazed windows to side, double glazed sliding patio doors to front, fitted carpet, built in wardrobes, inset ceiling spotlights, TV point, radiator, door to Jack and Jill shower room.

### Jack & Jill Shower Room

Double glazed window to front, a fitted shower suite comprising pedestal wash hand basin, walk in shower, low level WC, inset ceiling spotlights, extractor unit, vinyl flooring, heated towel rail, shaver point, connecting door to bedroom two.

### Bedroom Two

10' 1" x 9' 4" ( 3.07m x 2.84m )  
Double glazed window to rear, radiator, fitted carpet, inset ceiling spotlights, door to

### Dressing Area

With fitted carpet, fitted hanging rails and shelving, fitted drawer units, door to

### Ensuite Shower Room

Double glazed window to rear, fitted carpet, heated towel rail, low level WC, pedestal wash hand basin, shaver point, extractor unit, shower cubicle, inset ceiling spotlights.

### Outside

Enjoying a superb decking area with glass railings which runs along the front and side of the lodge and enjoys fantastic far reaching views across the Bristol Channel and makes an ideal area for alfresco dining. Outside lighting and outside water tap, steps lead down to two parking bays. There is a storage shed under the decking.

### Further Information

A twin lodge 40 ft x 20 ft wide, Exterior Cladding, Galvanised Chassis, Pantile Pitched Roof

### Beeches Holiday Park

Beeches Holiday Park is situated in beautiful West Somerset. The Quantock Hills and Exmoor are on our doorstep and most caravans enjoy spectacular panoramic views over Blue Anchor Bay.

Beeches offers the perfect escape from the hustle and bustle of everyday life! Sheltered between the sea and Exmoor, Beeches Holiday Park is beautifully landscaped and is well maintained to a very high standard. The Holiday Park enjoys a heated outdoor swimming pool with sheltered sun terrace and toddlers paddling pool (which is open in the summer months only). There is also a Petanque Court, Games Room with pool table, Modern Launderette with washing, drying and ironing facilities.

### Tenure

Leasehold until December 2038, Service Charge £5305 per annum which includes water charges, ground and shared amenity maintenance.



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## 150 Beeches Holiday Park, Blue Anchor

- Situated on the Edge of Blue Anchor
- Fantastic Far Reaching Views Across The Bristol Channel
- Detached Twin Lodge - Superb Position
- Two Bedrooms - Two Shower Rooms
- Open Plan Living/Dining Room/Kitchen

Tenure: EPC Rating: Exempt  
Council Tax Band: Deleted

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.

# £85,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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