



GAME ESTATES

PROPERTY SALES & LETTINGS

01206 384810

WWW.GAME-ESTATES.CO.UK

01621 869986

238 West Mersea Holiday Park
Seaview Avenue
West Mersea
Essex
CO5 8DA

£53,500



- Willerby Caravan 2022 model
- Decking to front and distant sea views
- Three bedrooms with bed settee
- Off road parking
- Gas central heating
- Offered in excellent condition
- Site fees £5193 PA

2022 three-bedroom Willerby caravan with decking to front and distant sea views located on the popular West Mersea Holiday Park, close to the beach. Modern clubhouse with restaurant, paved parking, 11 month site, holiday homes cannot be used for permanent living.

Open plan Kitchen/lounge/diner

18' 8" x 11' 10" (5.69m x 3.61m)

Double casement doors to front decking, two windows to the side, two radiators. Dining room table and Chairs, glazed entrance door, double oven, extractor, fitted washing machine, inset stainless steel sink with mixer tap, fridge/freezer.

Bedroom 1

6' 8" x 8' 4" (2.03m x 2.54m)

Window to the side, radiator, double wardrobe.

Bedroom 2 8' 4" x 4' 11" (2.54m x 1.50m)

Window to the side, single wardrobe, radiator.

Bedroom 3 5' 9" x 6' 3" (1.75m x 1.91m)

Window to the side, single wardrobe, radiator.

Shower Room 6' 6" x 3' 5" (1.98m x 1.04m)

Enclosed Shower, pedestal wash basin with mixer tap, close coupled WC, obscure window to the side, wall mounted heated towel rail.

Separate WC 3' 5" x 2' 11" (1.04m x 0.89m)

Close coupled WC, Pedestal wash basin with mixer tap, obscure window to the side, wall mounted heated towel rail.

lease remaining 16 years Site fees £5193 per annum

