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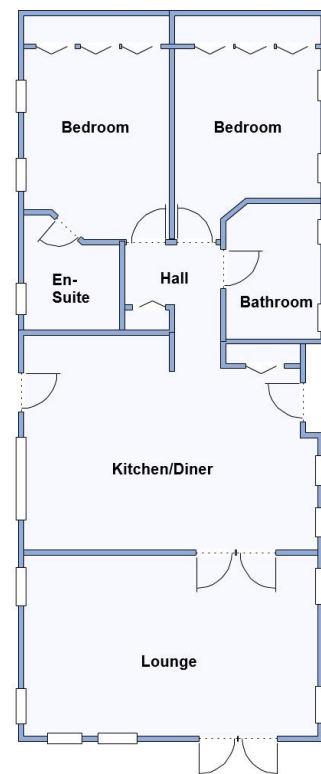
# DORSET PARK HOMES

**DRAFT**

[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**4 Ash Close, Regency Heights, Blandford Road North, Poole. BH16 6GL**



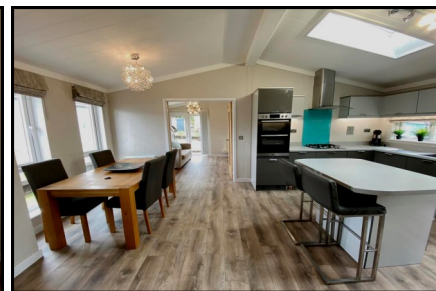
This drawing has been prepared for diagrammatic purpose only. Not to scale.

## 2-Bedroom Park Home - approx 45' x 20'

Accommodation & approximate room dimensions:

- 'Open-Plan' Entrance: Double cloaks cupboard.
- Kitchen/Diner: approx 18'9" x 13'5". A superb room with lots of natural light & a quality fitted kitchen having a range of floor and wall cupboards. Built-in double oven, hob & cooker hood. Integrated dishwasher, washing machine & fridge/freezer. Cupboard housing combination gas boiler. Vaulted ceiling. Door to garden.
- Lounge: approx 18'9" x 11'4". Feature fireplace. Vaulted ceiling & double doors.
- Hall: Linen cupboard.
- Bedroom 1: approx 10'8" x 9'1" Plus fitted wardrobes.
- Luxury En-Suite Shower Room
- Bedroom 2: approx 9'1" x 8'6" plus fitted wardrobes.
- Luxury Bathroom
- Gas Central Heating & PVCu Double-Glazing
- Garden: Predominantly laid to lawn.
- Block driveway providing 'on plot' Parking for 2 cars
- Age Restriction 45+ Pets considered
- Good Position on Park adjacent to green space.
- Newly developed Residential Park with Gated Entrance for added security. Fishing lake and coffee lounge on site. Rural setting surrounded by wooded walks & protected heathland.

## Newly Developed 'Gated' Park



**Price: £225,000**

**Pitch Fee: approx £314 per month including sewerage**

**Subject to Annual Review**

**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**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.W05022

*The recommended specialist in Park Home sales*  
Partner: Simon Dixon

