**Head Office:**
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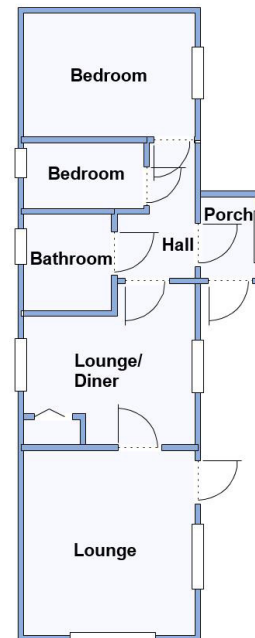
**Telephone: 01202 877511**

# DORSET PARK HOMES

**DRAFT**

www.dorsetparkhomes.com

# 35a Selwood Park, Weymans Avenue, Kinson, Bournemouth. BH10 7JU



**Popular 'Pet Friendly' Park**



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

## 2-Bedroom Park Home - approx 36' x 10'

Accommodation & approximate room dimensions:

- **'Omar' Park Home circa 1989**
- **Entrance Porch & Hall**
- **Kitchen/Diner: approx 9'9" x 9'2"max. Range of floor and wall cupboards. Space for cooker, washing machine & tall fridge/freezer. Cupboard housing insulated hot water cylinder. Space for dining table.**
- **Lounge: approx 10'7" x 9'9". Feature fireplace with back boiler (untested). Door to garden. Bay window.**
- **Bedroom 1: approx 9'9" x 7'7" Built-in wardrobes.**
- **Bedroom 2: 7' x 3'9". Built-in wardrobe.**
- **Bathroom: Panelled bath. Wash basin & WC.**
- **Gas Central Heating (system untested)**
- **PVCu Double-Glazing**
- **Delightful Private Garden with Concrete Shed.**
- **Parking on Plot**
- **Age Restriction 50+**
- **1 Pet Considered**
- **Popular, well maintained Residential Park close to Kinson Shopping Centre, local amenities & regular bus services.**

# Close to Amenities









**Pitch Fee: approx £181.42 per month**
**Subject to Annual Review**
**Council Tax Band: 'A'          Tenure: 1983 Mobile Homes Act Agreement**

# Price: £110,000

**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.W04621

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

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