

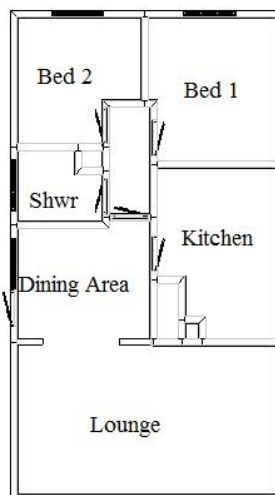
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Dorset. BH22 0JJ

Dorset Park Homes



Telephone: 01202 877511

**64 St Leonards Farm Park,
Ringwood Road, West Moors. BH22 0AQ**



2-Bedroom Omar Park Home — approx 36' x 20'

- Lounge & Dining Area
- Kitchen
- Inner Hall
- 2 Double Bedrooms
- Modern Shower Room
- Gas Central Heating
- PVCu Double Glazing
- Allocated Parking
- Garden with Metal Shed
- Age Restriction 55+
- No Pets allowed

PITCH FEE: approx £403.00 per quarter

PRICE: £89,950

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

Approximate Room Dimensions and Brief Description:

- **LOUNGE:** approx 19'1" x 11'6". Feature fireplace. Display cabinet & corner cabinet. Display niche. Vaulted ceiling. 5 wall light points. Television aerial point. 2 radiators. PVCu double glazed window.
- **DINING AREA:** approx 9'8" x 8'6". 2 wall light points. Radiator. PVCu double glazed window.
- **KITCHEN:** approx 13'2" x 9'3". Roll top work surfaces with stainless steel sink unit having mixer tap fitted. 4 base cupboards & 2 nest of drawers. Space for tall fridge/freezer. Cupboard housing modern combination gas boiler to serve domestic hot water and central heating system (system untested). Plumbing for automatic washing machine. 6 wall cupboards & tall storage cupboard. PVCu double glazed window and door to garden.
- **INNER HALL:** Cloaks cupboard.
- **BEDROOM 1:** approx 10'10" x 7'9". Triple wardrobe with mirror fronted doors. Telephone point. Radiator. PVCu double glazed window.
- **BEDROOM 2:** approx 9'9" x 9'5". Double wardrobe with adjoining dresser unit. Radiator. PVCu double glazed window.
- **SHOWER ROOM:** Large shower cubicle with glass door & Gainsborough shower unit fitted. Pedestal wash basin. Heated towel rail. Low level WC. Shaver point. PVCu double glazed window.

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.W02640

The recommended specialist in Park Home sales
Proprietor: Simon Dixon