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# DORSET PARK HOMES

**DRAFT**

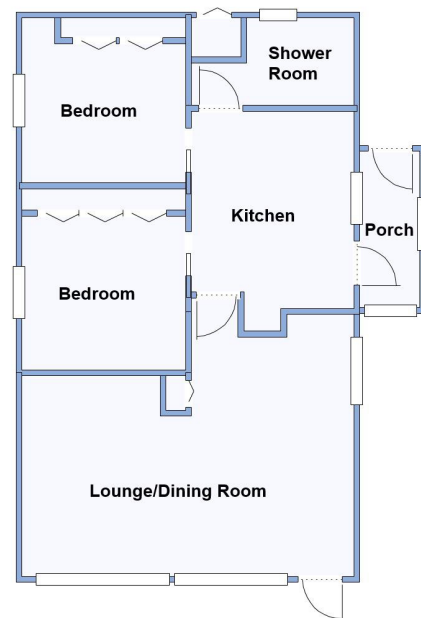
[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**96 Gladelands Park, Ringwood Road, Ferndown, Dorset. BH22 9BW**



**Popular Residential Park Close to Shops & Services**



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

## 2 Bedroom Park Home approx 32' x 20'

**Accommodation & approximate room dimensions:**

- Willerby 'Acklam' circa 1973
- Enclosed Entrance Porch
- Kitchen: approx 10'1" x 9'3". Range of modern base and wall cupboards. High level oven & microwave. Inset gas hob. Space for washing machine & tall fridge/freezer.
- Lounge/Dining Room: approx 18'8" x 15' max. Feature wall panelling. Door to garden.
- Bedroom 1: approx 10'4" x 9'3". Fitted wardrobes
- Bedroom 2: approx 9'5" x 9'3". Fitted wardrobes
- Shower Room: Shower cubicle with thermostatic shower. Wash basin & WC. Heated towel rail.
- PVCu Double-Glazing
- Gas Central Heating (system untested)
- Complete New Exterior Walls Panels August 2024
- On Site Parking for 1 car
- Garden with lawn & patio area. Metal Shed
- Age Restriction 50+ No Pets
- Well maintained Residential Park close to major supermarkets, local amenities & bus services.
- No Chain!

## Beautifully Presented



Modern Kitchen



Lounge/Dining Room



Lounge/Dining Room



New Exterior Wall Panels

**Pitch Fee: approx £190.72 per month**

**Subject to Annual Review**

**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**Price £125,000**

**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.W04884

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

