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# DORSET PARK HOMES

**DRAFT**

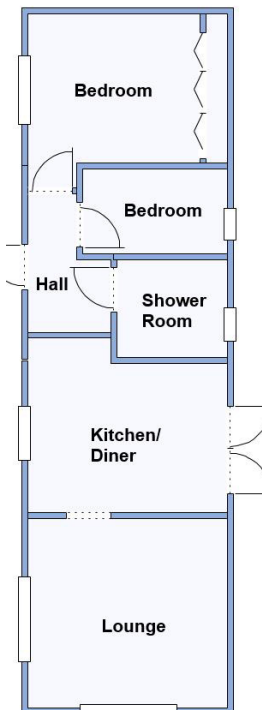
[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**43a Selwood Park, Weymans Avenue, Kinson, Bournemouth. BH10 7JU**



**Beautifully Presented New Park Home**



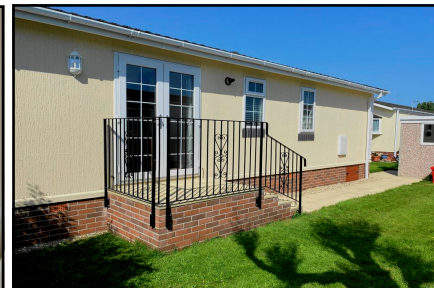
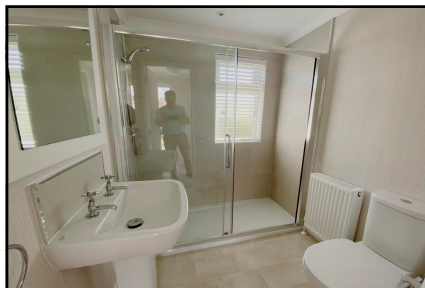
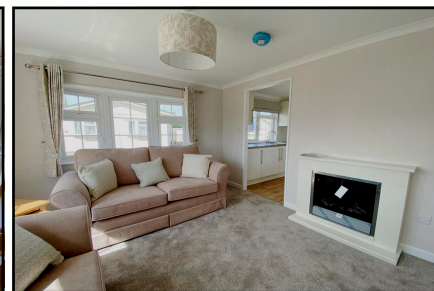
This drawing has been prepared for diagrammatic purpose only.  
Not to scale.

## 2-Bedroom Park Home - approx 42' x 12'

Accommodation & approximate room dimensions:

- Omar Middleton 2023
- Entrance Hall
- Kitchen/Diner: approx 10'9" x 11'1". Range of floor & wall cupboards. Built-in oven, hob & cooker hood. Integrated fridge/freezer & washing machine. Cupboard housing gas boiler. Double doors to garden.
- Lounge: approx 11'1" x 10'7". Feature fireplace. 2 Bay windows.
- Bedroom 1: approx 9'5" x 8'4" Plus range of fitted wardrobes.
- Bedroom 2: approx 8'1" x 4'9". Fitted wardrobes.
- Bathroom: modern white suite comprising panelled bath with mixer tap & shower attachment. Wash basin & WC.
- Gas Central Heating & PVCu Double-Glazing
- Stylish Interior & Fully Furnished
- Small Garden with Concrete Shed
- Parking on Plot
- Age Restriction 50+ 1 Pet considered
- Popular, well maintained Residential Park near to local shopping centre & services.
- Viewing recommended!

## Near to Shops & Services



**Pitch Fee: approx £255 per month**  
**Subject to Annual review**  
**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**Price: £170,000**

**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.W04655

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

