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# DORSET PARK HOMES

**DRAFT**

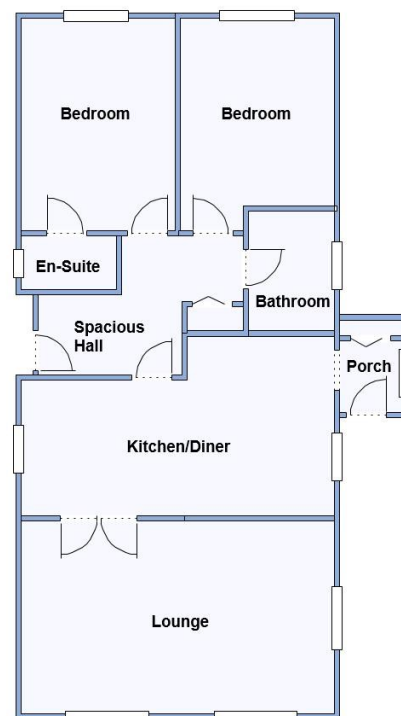
[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**98 Pinehurst Park, West Moors, Dorset. BH22 0BW**



**Beautifully Presented Park Home**



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

## 2-Bedroom Park Home - approx 44' x 20'

Accommodation & approximate room dimensions:

- **Entrance Hall:** Cloaks cupboard
- **Kitchen/Diner:** approx 19'1" x 11'3" max.  
A wonderful spacious room having a good range of modern floor and wall cupboards. Built-in oven, hob and cooker hood. Space for dishwasher, washing machine & fridge/freezer. Ample room for dining suite.
- **Side Porch:** Cupboard housing combination boiler. Door to garden.
- **Lounge:** approx 19'1" x 12'. Bay windows.
- **Bedroom 1:** approx 13'5" x 9'6".
- **Modern En-Suite Shower Room**
- **Bedroom 2:** approx 11'8" x 9'6".
- **Luxury Bathroom:** Double ended bath with hand shower. Vanity unit & WC.
- **Gas Central Heating** (system untested)
- **PVCu Double-Glazing**
- **Refurbished throughout to a high standard**
- **Delightful Patio Garden with Metal Shed**
- **Parking on Plot for 2 cars**
- **Age Restriction 45+ Pets Considered**
- **Popular Residential Park near to local amenities**

## Popular 'Pet Friendly' Park



**Price: £185,000**

**Pitch Fee: approx £229.96 per month**

**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.W04698

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

