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Dorset. BH22 0JJ

# DORSET PARK HOMES

**DRAFT**

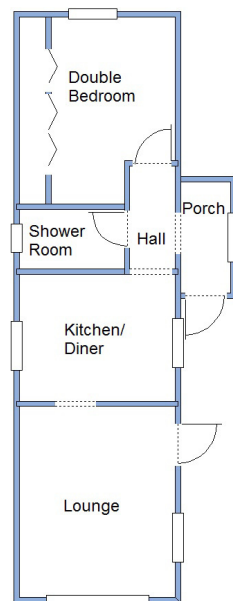
[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**41 Sunnyside Park, St Ives, Nr Ringwood, Hampshire. BH24 2NW**



**Popular Residential Park—1 Dog Considered**



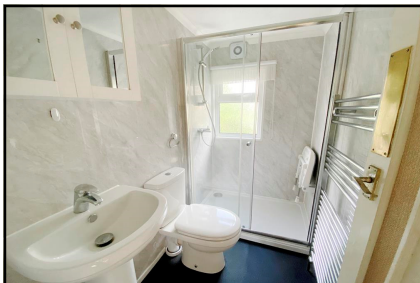
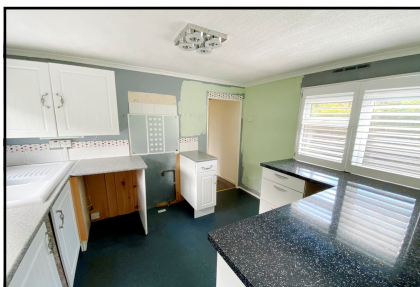
This drawing has been prepared for diagrammatic purpose only. Not to scale.

**1 Bedroom Park Home approx 34' x 10'**

**Secluded Plot & Close to Forest**

**Accommodation & approximate room dimensions:**

- **Entrance Porch & Hall**
- **Kitchen:** approx 9'5" x 8'1". Range of wall and base units. Cupboard housing Combination 'Worcester' Boiler (untested). Ceramic sink unit. Space for gas cooker. Space for washing machine.
- **Lounge:** approx 11'7" x 9'5". Door to garden.
- **Double Bedroom:** approx 11'8" x 9'5" max including large built-in wardrobe.
- **Modern Shower Room:** Walk-In Shower with thermostatic shower fitted. Wash basin & WC. Chrome heated towel rail. Non-slip sealed flooring.
- **Gas Central Heating** (system untested)
- **PVCu Double-Glazing**
- **Delightful Secluded Garden.** Garden Shed
- **Allocated Parking Bay** (adjacent to plot)
- **Age Restriction 45+      1 Dog Considered**
- **No Chain!**
- **Small family run Residential Park** with access to forest walks & near to Ringwood Town.



**Pitch Fee: approx £189.69 per month**  
**Subject to Annual Review**  
**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**Price £100,000**

**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.W04750

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

