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# DORSET PARK HOMES

**DRAFT**

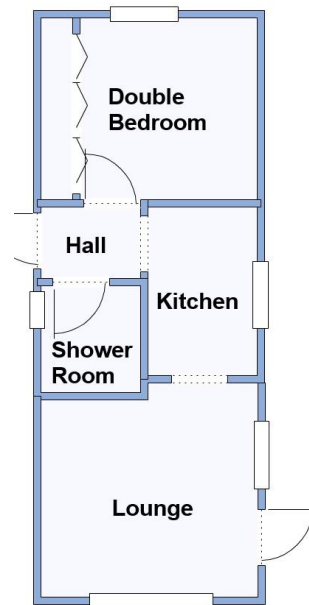
[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**52 Iford Bridge Park, Old Bridge Road, Iford, Bournemouth. BH6 5RQ**



**Delightful Park Home close to local amenities**



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

## 1 Bedroom Park Home approx 24' x 10'

Accommodation & approximate room dimensions:

- Tingdene Mulso 1994
- Kitchen: approx 7'6" x 4'9". Range of floor and wall cupboards. Washing machine. Integrated fridge. Wall mounted combination gas boiler. Extractor fan. Archway to:
- Lounge: approx 9'6" x 8'9". External door to side garden. Bay window.
- Bedroom: approx 9'6" x 8'1". Fitted wardrobe and dresser unit.
- Shower Room: Modern suite comprising corner shower cubicle with thermostatic shower. Vanity wash basin & WC.
- Gas Central Heating (system untested)
- PVCu Double-Glazing
- Parking on rental basis subject to availability
- Delightful Garden laid to lawn with paved patio area.
- Age Restriction 50+ Pets Considered
- Popular Residential Park close to local amenities & riverside walks. Ideal location between Christchurch & Bournemouth Town Centre. Close to Bournemouth Hospital, major supermarkets, bus & rail links.

## Popular 'Pet Friendly' Park



**Pitch Fee: approx £197.00 per cal month**

**Subject to Annual Review**

**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

**Price £120,000**

**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.W04793

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

