

for sale

£170,000



Shirkoak Park Woodchurch Ashford TN26 3RP

Connells are delighted to bring to market this stunning 2 bedroom park home located in the popular area of Shirkoak Park, Woodchurch.



Shirkoak Park Woodchurch Ashford TN26 3RP

Agents Note

There are a number of obligations on both sellers and buyers when completing the process for purchasing a park home and we recommend taking advice from a solicitor or another professional - independent from the seller or site owner - when buying a home. Sites often have requirements specific to the purchase of a property and to 'the site' in general, which could include paying the site owners commission. Intending purchasers should satisfy themselves about any such requirements including any specific restrictions on occupancy or residential use of the home. Guidance can be sought from Park homes - GOV.UK (www.gov.uk)

Agents Note

' The Vendors' pay £34.75 per month for water, £231.62 per month pitch fees, £39 per month for Gas and £130 every 3 months for electric, all the fees are paid to Wyldecrest Parks'



Porch
Lounge/Dining Room
Kitchen
Bedroom 1
Bedroom 2
Bathroom

Outside
Allocated Parking
Garden





Floor Plan

Total floor area 69.3 m² (745 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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E parkfarm@connells.co.uk

Unit 3 Moatfield Meadow Kingsnorth
 ASHFORD TN23 3LU

Property Ref: PFM406755 - 0002

Tenure: EPC Rating: Exempt

Council Tax Band: A

view this property online connells.co.uk/Property/PFM406755

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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