RAILWAY HOUSE
2 REMPSTONE ROAD
SWANAGE
DORSET
BH19 1DW
Opposite the Steam Railway Station

MILES & SON
Est. 1873
Estate & Letting Agents
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Swanage Bay View, Swanage, Dorset BH19 2QS

Situated on the south western slopes of Swanage, the Gateway to the Jurassic Coast World Heritage site. Swanage main beach and town centre are approximatley one mile away. Great Sea and hill views, large timber decking, two bedrooms, allocated parking. Licence held until 2034.

- Great sea and Hill views
- Access to walks on the 'Jurassic Coast' - World Heritage Site
- Approximately one mile from Swanage town centre , beach and seafront
- Large decking
- Membership to the parks facilities
- Good pitch fees
- Swimming Pool, Gym and Restaurant onsite

Asking Price £29,950

Swanage Bay View, Swanage, Dorset BH19 2QS

SITUATION:
Swanage Bay View is a holiday park situated on the south-western slopes of Swanage which is a ‘Gateway to the Jurassic Coast’ World Heritage Site. Swanage town centre and main beach are approximately one mile away. Access to open country walks are nearby.

DESCRIPTION:
A detached ‘ABI Summer Breeze Deluxe’ 32’ x 12’ holiday park home manufactured in 2018 and is held on licence until 1st January 2034. The property has great sea and hill views. The site allows overnight occupation from 1st March to around January 15th each season and holiday lettings are permitted, as are pets (subject to the site rules).

ACCOMMODATION:
Steps lead up to: Private large deck and double-glazed front door to entrance.

KITCHEN (E):
6'11" x 6'3" (2.13 x 1.92)
The kitchen has a single drainer stainless steel sink unit with mixer tap and work surfaces with drawers and cupboards under, electric cooker with gas hob, extractor hood over, wall cupboards. Opening to:

LOUNGE/DINER (W, N & E):
12'2" x 11'10" (3.73 x 3.62)
Radiator, electric fire with surround and shelving, TV aerial point, bed settee, and dining table. Great views towards Corfe to the west, along Nine Barrow Down to Ballard Down in the east, and of Swanage Bay.

INNER HALL:
Radiator, Fridge freezer, microwave housing with cupboards.

BEDROOM 2 (E):
8'3" x 5'10" (2.52 x 1.8)
Twin bedded room with fitted headboards and bedside unit, radiator, single fitted wardrobe.

SHOWER ROOM
Cubicle with mains shower unit, wash basin with mixer tap, low level W.C, radiator, shelving, obscure UPVC double-glazed window, extractor unit.

BEDROOM 1 (S):
10'1" x 7'4" (3.08 x 2.24)
Double bed with bedhead, bedside cabinets, radiator, dresser unit, TV aerial point, double wardrobe, shelving, Door to: EN-SUITE W.C.: Obscure UPVC double-glazed window, low level W.C., radiator, wash basin with mirror over, cupboard housing ’Morco’ boiler and extractor unit.

OUTSIDE:
Steps lead from the allocated parking area to the timber decked entrance with seating area, continue around to a large deck from which there are great views towards Corfe in the west, along Nine Barrow Down to Ballard Down in the east, and of Swanage Bay.

NB:
We are advised the Holiday home is held on licence until 1st January 2034. The most recent pitch fees which include drainage, sewerage and water amounted to £4657.50 (incl. VAT) for the period 1st March 2025 to 28th February 2026. The most recent contribution to the general site rates amounted to £279.00 p.a. (incl. VAT). Pets and holiday lettings are permitted (subject to terms/conditions/site rules).

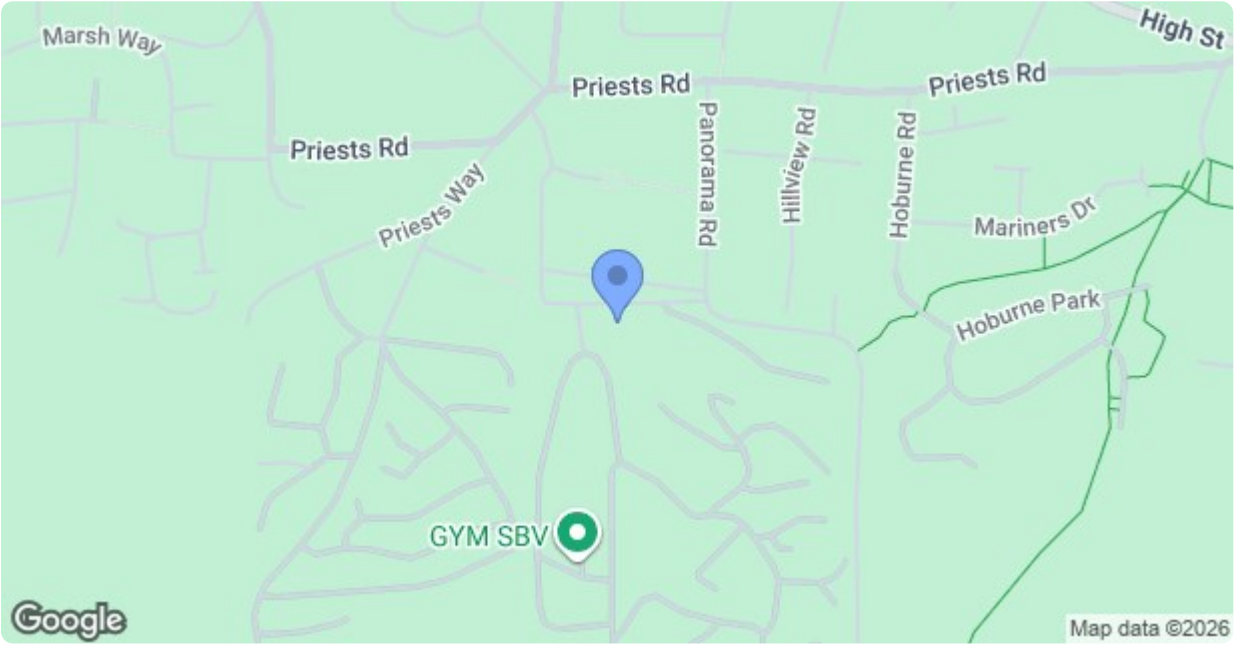
SERVICES:
Electric is metered by the site. Gas bottles purchased separately. N.B. Any services or appliances mentioned above have not been tested by Miles & Son.

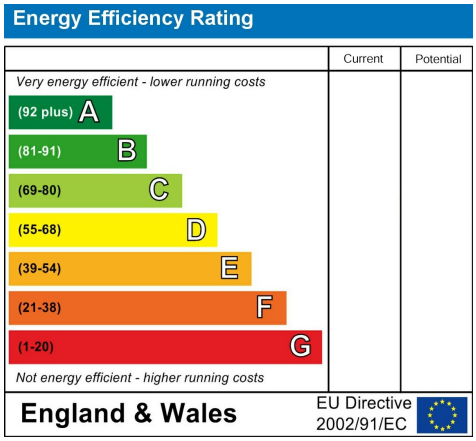
VIEWING:
By appointment only please, with the Agents MILES & SON. Our office is open Monday-Friday 9.00am-5pm and Saturday 9.00am-3pm April - September inclusive, 9.00am-12.30 pm at other times. Lunchtimes included.

ADDITIONAL INFORMATION:
Property type: Holiday Park home. Construction: non-standard. Electric supply: Mains (metered by site). Water supply: Mains. Heating: Bottled gas. Broadband: Check with Site. Mobile signal/coverage: Please see: checker.ofcom.org.uk.

THE PROPERTY MISDESCRIPTION ACT 1991:
These particulars have been prepared to the best of our knowledge and belief in accordance with the Act and they shall not constitute an offer or the basis of any contract. Our inspection of the property was purely to prepare these particulars and no form of survey, structural or otherwise was carried out. Defects and/or other matters may be revealed on a survey carried out on your instructions. Internal measurements and site measurements, where given, are approximate and intended only as a guide as obstacles may well have prevented accuracy. Floor plans are not to scale and are for guidance only. You are advised to check the availability of this property before travelling to view. Any appointment to view should be made, and all negotiations conducted, through Miles & Son.

Decking
Lounge / Diner
Kitchen
Shower Room
Hallway
Bedroom 2
Storage
Ensuite
Bedroom 1
Storage


Marsh Way
Priests Rd
Priests Rd
Priests Rd
High St
Priests Way
Panorama Rd
Hillview Rd
Hoburne Rd
Mariners Dr
Hoburne Park
GYM SBV
Google
Map data ©2026


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
England & Wales
EU Directive 2002/91/EC