Davis Lund

Little Studley Park
Ripon
North Yorkshire
HG4 1HE

Guide Price £110,000











Accommodation

A spacious and beautifully presented two-bedroom park home, occupying a prime corner plot on a highly sought after site, whilst also enjoying open views. The property has been well maintained and is neutrally decorated with large windows, feeling light and airy throughout.

The site is ideally placed, offering an idyllic, semi-rural setting with countryside walks on the doorstep, whilst also benefiting from ease of access Ripon city centre and an array of shops and amenities. The site has an age restriction of 55's and over.

The property offers a spacious living and dining area with a large bay window and electric fire, a hallway with storage cupboard, substantial kitchen with modern wall and base units, integrated appliances and garden access. There are two well-proportioned double bedrooms and the part tiled bathroom, fitted with a white suite including a bath with shower over and generous storage/airing cupboard.

Externally, the property has a driveway with space for up to three cars, a large lawned wrap around garden with lovely outlook, mature flower beds, hedge perimeter and storage shed. The property benefits from double glazing throughout, gas central heating (gas tank) and metered electric. The pitch fee is £177.65 per month. Pets are allowed with restrictions.

Park Homes are rare to market in this stunning location, and this property is ready to move into. Nestled on a superb corner plot in a sought-after area, the property must be viewed to appreciate the









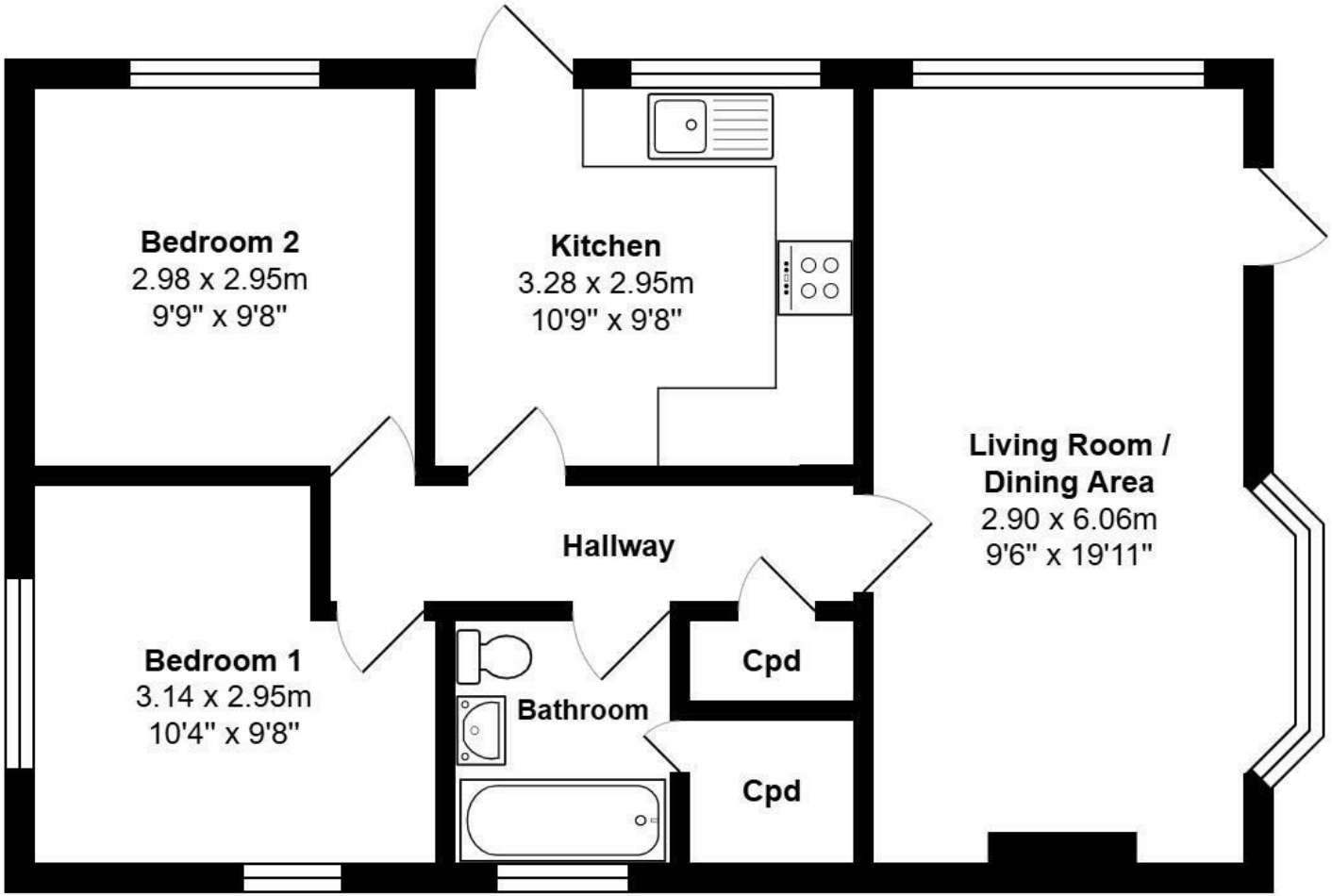








Floorplan



Davis Lund






JUST
SINGIN'
IN THE
RAIN



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MONEY LAUNDERING REGULATIONS 2003 - Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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