



Church Park, Bradenstoke, SN15 4ER

01793 840 222 | alanhawkins.co.uk

alan
hawkins
PROPERTY SALES & LETTINGS



- 40 x 20 Twin Park Home
- 5% Agreement
- Dining Room
- Updated En-Suite Shower Room
- Low Maintenance Gardens
- 1999 Stately Goodwood
- 19ft Living Room
- Kitchen & Utility Room
- Garage & Parking
- No Onward Chain

16 Church Park Bradenstoke, SN15 4ER

£169,995

No Onward Chain For sale on Church Park, a popular pet friendly residential site for the over 50s is this well cared for 40 x 20 twin unit park home benefiting two reception rooms, utility room, en-suite shower room, parking and garage.

This particular home has been well maintained by the current owners over the last 20 years and with an onward purchase already agreed, the home is ready to find a new owner.

The internal layout comprises entrance hallway with storage cupboards, a dual aspect 19ft living room with electric wall mounted fire place and WALL MOUNTED AIR CONDITIONING UNIT, separate dining room with opening through to a kitchen and utility room, additional rear porch, bathroom, two double bedrooms with built in wardrobes

and a modern and recently upgraded en-suite shower room.

Outside and surrounding the home is a low maintenance garden with personal door into the garage which has power and lighting and an up and over door with 1 parking space in front. Additional none allocated guest parking is also found to the side.

For more information or to simply arrange a viewing. contact Alan Hawkins Property Sales today.



Viewings

By appointment through Alan Hawkins Property Sales. Tel: 01793 840 222

Council Tax: Wiltshire Council

Tax Band A For year 2023/24 = £1396.83 For information on tax banding and rates, please call Wiltshire Council

Tenure: Mobile Homes Act 1983

Management Fee

Pitch Fee £182 per month Including garage rent

Please note this home is on a 5% contract, whereas 5% is paid to the site owner upon a sale (not the usual 10%)

Energy Efficiency Rating (England & Wales)

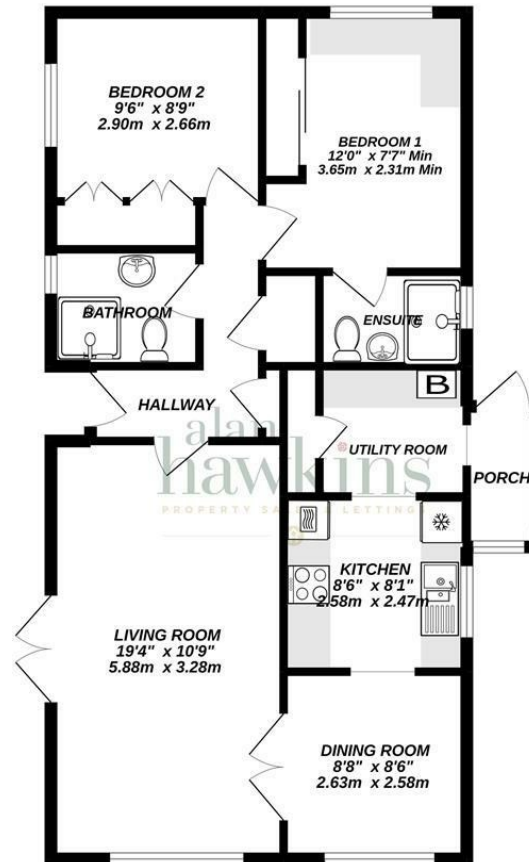
N/A







GROUND FLOOR
766 sq.ft. (71.1 sq.m.) approx.



TWO BEDROOM PARK HOME

TOTAL FLOOR AREA: 766 sq.ft. (71.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix 62022

Disclaimer: These particulars are believed to be correct but their accuracy cannot be guaranteed. They do not form part of the contract and Alan Hawkins Estate Agents are not to be held liable in any way for any mistakes or inaccuracies in these particulars. The agents have not tested any apparatus,

equipment, fixtures or services and so cannot verify they are in working order, or fit for their purposes, neither have the agents checked the legal documents to verify the freehold/leasehold status of the property. The buyer is advised to obtain verification from their solicitor/surveyor.

alan hawkins

PROPERTY SALES & LETTINGS

01793 840 222 | alanhawkins.co.uk

Alan Hawkins

26/26a High Street,
Royal Wootton Bassett
Wiltshire, SN4 7AA

