Panorama Road

Swanage, BH19 2QS

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Guide Price £70,000

Hull Gregson Hull

Panorama Road

Swanage, BH19 2QS

- 38' x 12' Swift Bordeaux Executive Holiday Caravan
- Elegantly Arranged, Modern and Comfortable Accommodation
- Sea-Facing Balcony
- Views to Bay and Purbeck Hills
- Licence until 2044
- Fully Furnished and Equipped
- Three Bedrooms (Main Bedroom with En Suite)
- Family Shower Room
- Parking Space
- Ideal Family Getaway or Investment Opportunity

This 38' x 12' Swift Bordeaux Executive Caravan 2022 Model has an ELEGANTLY DESIGNED interior with an OPEN-PLAN LIVING/DINING AREA and boasts THREE BEDROOMs, one with EN SUITE FACILITY, SHOWER ROOM and LARGE SEA-FACING BALCONY from which to enjoy VIEWS TO SWANAGE BAY and the PURBECK HILLS. It sits on the easterly edge of the park close to the Townsend Nature Reserve, OPEN COUNTRYSIDE and pathways leading to the JURASSIC COAST.

This caravan offers the opportunity to own a HOLIDAY HOME for both you and your family, or alternatively an INVESTMENT OPPORTUNITY through holiday lets and has a LICENCE VALID UNTIL January 2044.

A DRIVEWAY with PARKING for one vehicle leads to steps onto a composite boarded walkway leading to a large, raised balcony with generous space for outside table and chairs - an ideal spot to enjoy your breakfast in the fresh air, or summer evening barbecue whilst enjoying the spectacle of the Carnival Fireworks.

Inside, the caravan offers all the comforts of

home. The Kitchen is beautifully arranged with attractive worktops and both base and eye level cupboards and drawers. Included are four ring gas cooker with filtration unit over, microwave and integral fridge/freezer; a storage cupboard houses the central heating boiler serving radiators and hot water.

Alongside the kitchen a dining table and chairs offer a comfortable place to dine and sits adjacent to the stylish Lounge area which is smartly furnished and fitted with wall-mounted shelving and flame effect electric fire; complementary occasional furniture is included in the sale. Glazed French doors open to the Balcony and add to the illumination of this inviting living space.

The Main Bedroom is both sleek, comfortable and bright. It has space for a king size bed, fitted dressing table, built-in wardrobe and ample fitted storage. This bedroom has, in addition, the convenience of a W.C. and washbasin en suite.

Bedrooms Two and Three are both twin/double rooms with some cupboard storage and space under the beds. The Shower Room comprises large shower cubicle, wash basin and W.C.

The caravan can be found on the Swanage Bay View Holiday Park about 15 minutes' walk descending to the town centre. Park facilities include a bar/restaurant, swimming pool, gym and laundrette.

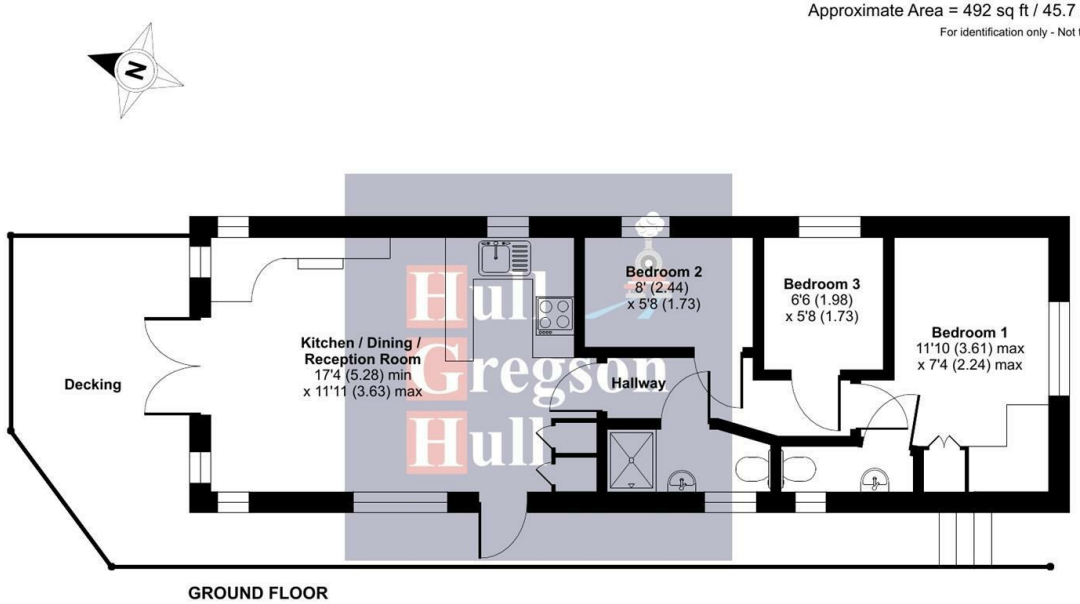
Swanage is a well-loved seaside town on the Isle of Purbeck, sheltered between the hills of Ballard Down and Durlston. It boasts a wealth of local history and interesting attractions including the sandy beach, with summertime Punch & Judy show, sea trips along the Jurassic Coast, Victorian Pier and the scenic Railway line to Corfe Castle. There are many festivals and fetes to enjoy throughout the main season holiday season, and ample restaurants and pubs to visit.

This is the perfect destination for family holidays or for those looking for the option of an income from holiday lettings. It must be seen to appreciate.

Panorama Road, Swanage, BH19

Approximate Area = 492 sq ft / 45.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Hull Gregson & Hull Ltd. REF: 1457233

Lounge/Kitchen/Dining Room 17'3" x 11'10" (5.28m x 3.63m)

Bedroom One 11'10" (max) x 7'4" (max) (3.63m (max) x 2.24m (max))

Bedroom Two 8'0" x 5'8" (2.44m x 1.73m)

Bedroom Three 6'5" x 5'8" (1.98m x 1.73)

En Suite WC

Family Shower Room

Parking

Additional Information.

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy:

Property type: Holiday Caravan
Property construction: Standard
Tenure: The vendor advises us that the licence agreement runs until the 15th January 2044. The annual site fees for 2026 are approximately £7500 and include water supply and waste disposal . Council rates are approximately £300 per annum. The site is closed annually from 15 January and reopens on 1 March. The caravan may be used by the owners as a holiday residence only and owners must have a permanent residence for which proof will be required. Holiday lets are permitted as are pets subject to site T's&C's.
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas central heating with bottled gas supply.
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
checker.ofcom.org.uk/

Disclaimer.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of
representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor, and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.