

Fancy living in a beautiful two bedroom, two bathroom, fully furnished lodge backing onto woods and surrounded by the countryside.

Thriftwood Country park is a pet friendly community for the over 55's and open 12 months of the year with outdoor heated pool and sauna.

**49 Bluebell Way, Plaxdale Green**

Stansted, Sevenoaks, TN15 7PB Leasehold



Offers In The Region Of  
£125,000

## Description

Accommodation: entrance hall with cupboard housing Calor gas boiler, open-plan kitchen/dining/sitting room with fitted kitchen comprising wall and base units, worktops, sink, cooker with extractor hood above, integrated dishwasher, integrated washing machine and integrated fridge/freezer; dining area with dining table and chairs, sitting area with sofas, decorative fireplace with electric fire, air conditioning unit, double doors to decking; master bedroom with double bed, built in units, window seat and en-suite shower room, bedroom two with built in wardrobe and twin beds; and shower room with shower cubicle, WC, wash basin and heated towel rail. The lodge also benefits from: double glazing and LPG gas fired central heating, driveway, raised decking area, small area of lawned garden surrounding the lodge and on-site facilities including heated outdoor swimming pool and club house.

## Entrance hall

With doors to the bedrooms, shower room and open plan kitchen/sitting room.

## Living area

Triple aspect sitting room with log burning style electric fire, sofa, sofa bed, coffee table, tv unit, doors to decking and aircon unit.

## Kitchen/dining area

Wall and base units, worktops, gas hob with extractor above, electric oven, microwave oven/grill, built in fridge/freezer, dishwasher, washing machine and dining table with chairs

## Bedroom one

Kingside bed with storage, dressing table and wardrobes

## En-suite

Shower cubicle, WC, vanity wash basin, heated towel rail, shelving and storage cupboard.

## Bedroom two

Two single beds.

## Shower room

Shower cubicle, WC, vanity wash basin, heated towel rail, shelving and storage cupboard.

## Location

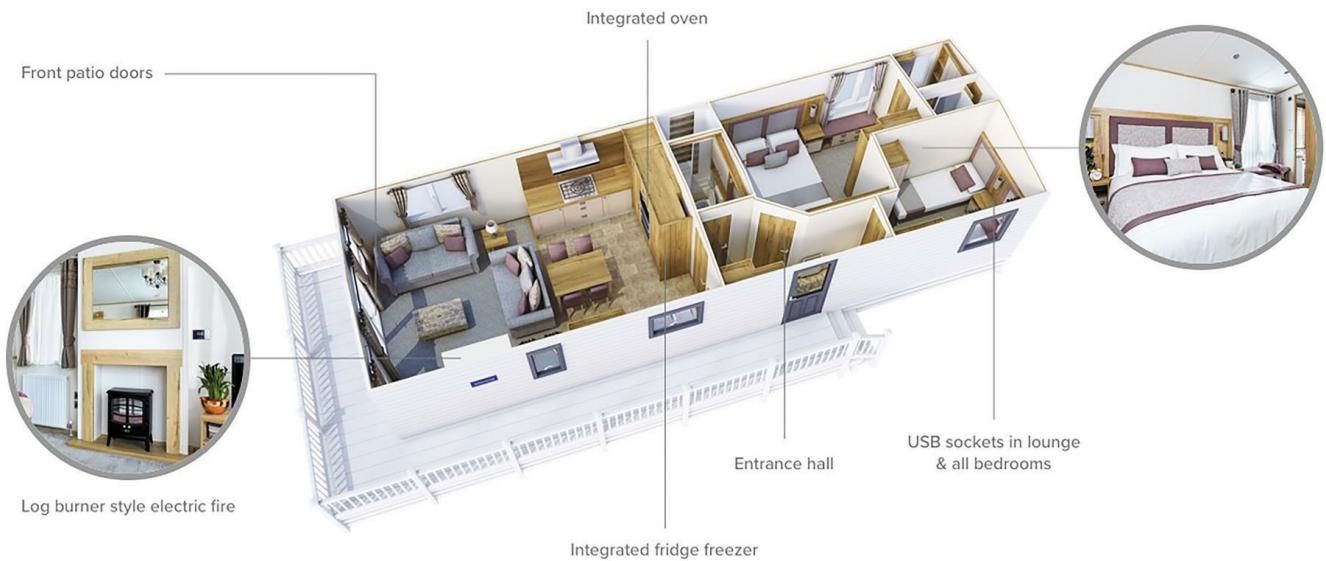
Thriftwood is situated in a pleasant rural location in the popular village of Stansted with its church and pub. Borough Green with its variety of shops, restaurants, take-aways, pub, bar, churches, doctors, dentists, Reynolds Retreat and mainline station with services to London, Maidstone and Ashford International is approximately 3 miles away. Sevenoaks with its comprehensive shopping and leisure facilities and mainline station with fast.

## Lease and Site Details

Lodge model is Ambleside and built to residential standard with double glazing. The owner has informed us there is a service charge/site fee of £5400 per year (including use of the swimming pool, club house, water, sewage, council tax charges and tv license). The site is for over 55's only and comes with a 55 year lease from 2021.

## Owners notes

The lodge was purchased in 2023 and since the owner moved in she has spent £10000 on decking as well as having aircon with also supply heat in the living room and master bedroom. It is also worth noting that the lodge is built to residential standard with double glazed window.



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