

Seekers

— PARK HOMES —

Selling Park, Lodge & Leisure homes

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**27 THE ROWANS, WOODBINE CLOSE PARK,
WALTHAM ABBEY, ESSEX, EN9 3RH**

- LARGE 2+ BEDROOM PARK HOME
- BUILT BY OMAR IN 2009
- 44 X 20 MODEL
- GAS (LPG) CENTRAL HEATING
- DOUBLE GLAZING
- UTILITY ROOM
- STUDY

- EN-SUITE SHOWER ROOM
- OWN DRIVE
- OWN GARDEN PLOT
- SEMI RETIREMENT PARK 50 YEARS +
- PETS AND DOGS WELCOME BY PERMISSION
- NO CHAIN FOR PROMPT SALE

£175,000

Reference No: 7524

This large 2+ bedroom park home comprises:

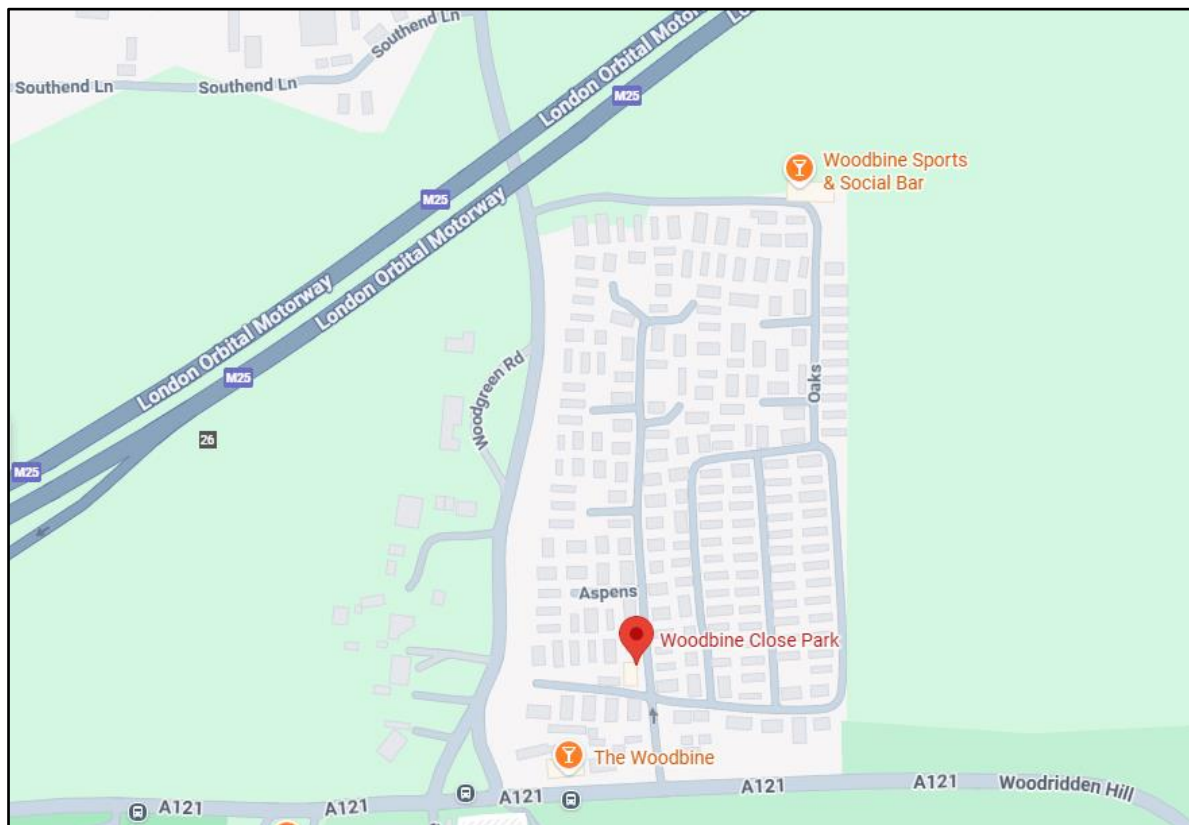
<u>ENTRANCE HALL</u>		Radiator, two cupboards
<u>LOUNGE/DINING ROOM</u>	19'3 X 17'8	Double aspect, two radiators, double glazing, tv point, telephone point, electric flame effect fire with decorative surround
<u>STUDY</u>	6'3 X 5'0	Front aspect, radiator, double glazing, built in desk with drawers/cupboards
<u>KITCHEN</u>	10'5 X 8'2	A range of laminated eye and base level units, laminated roll top work surfaces, part tiled walls, stainless steel sink, single electric oven with gas hob, cooker hood, integrated d/washer, integrated fridge/freezer, double glazing, doorway to utility room
<u>UTILITY ROOM</u>	9'2 X 4'10	A range of eye and base level units, stainless steel sink, part tiled walls, wall mounted LPG boiler enclosed in cupboard, radiator, door to garden
<u>BEDROOM 1</u>	11'6 X 9'2	Rear aspect, radiator, double glazing, walk in wardrobe
<u>EN-SUITE SHOWER ROOM</u>		A white suite comprising shower cubicle with plumbed in shower, pedestal basin, w/c, part tiled walls, radiator, frosted double glazed window
<u>BEDROOM 2</u>	9'10 X 9'5	Front aspect, radiator, double glazing, one single and one double fitted wardrobe, drawers, mirror, dressing table unit
<u>BATHROOM</u>		A white suite comprising enclosed bath, pedestal basin, w/c, part tiled walls, radiator, frosted double glazed window, cupboard
<u>PARKING</u>		Own drive
<u>PARK STATUS</u>		Semi Retirement park 50 years + Pets and dogs welcome by permission
<u>GARDEN</u>		Own garden plot with shed & patio







Location of the park:



For any further
information or
to arrange a
viewing please
contact Seekers
directly on
01252 313554



or alternatively email us at office@seekerstateagents.com

The agent has not been able to test any apparatus, equipment, fixture, fittings or services and so cannot verify they are in working order, or fit for their purpose.

Under the Mobile Home Act 2013 you must not rely on the park and home information provided in these details, you must seek verification prior to purchase from the vendor. We would also advise using a specialist surveyor and specialist legal advice which we can recommend.