

Seekers

— PARK HOMES —

Selling Park, Lodge & Leisure homes

Seekers Estate Agents

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**49A LECHLADE COURT, FARINGDON ROAD, LECHLADE,
GLOUCESTERSHIRE, GL7 3JS**

- LUXURY 2 BEDROOM PARK HOME
- BUILT BY OAKGROVE IN 2019
- 50 X 22 WAVERTON MODEL
- GAS (LPG) CENTRAL HEATING
- DOUBLE GLAZING
- FITTED KITCHEN INCLUDES INTEGRAL APPLIANCES

- AIR CONDITIONING IN LOUNGE
- STUDY
- 2 BATHROOMS; 1 EN-SUITE
- OWN DRIVE
- OWN GARDEN PLOT
- SEMI RETIREMENT PARK 50 YEARS +
- PETS AND DOGS WELCOME

£285,000 ONO

Reference No: 7607

This Luxury 2 bedroom park home comprises:

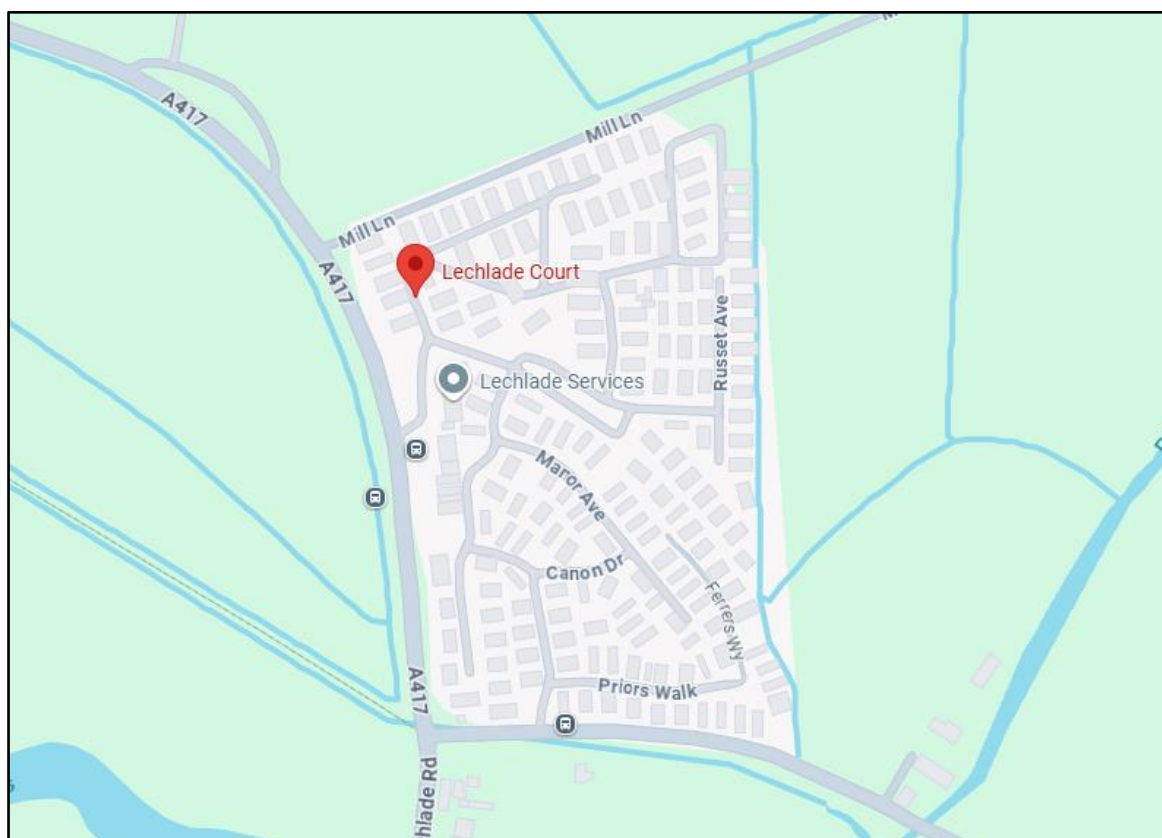
<u>ENTRANCE HALL</u>		Radiator, cupboard, loft access
<u>LOUNGE</u>	21'2 X 11'6	Double aspect, radiator, double glazing, tv point, telephone point, vaulted ceiling with ceiling fan, air conditioning
<u>DINING ROOM</u>	10'6 X 10'6	Part of kitchen/diner, front aspect, radiator, double glazing, large picture window, vaulted ceiling
<u>STUDY</u>	5'6 X 4'0	Front aspect, radiator, double glazing, large store cupboard
<u>KITCHEN/DINING ROOM</u>	21'2 X 11'10	A range of laminated eye and base level units, quartz work top, part tiled walls, stainless steel sink, single Neff electric oven with Neff Warming Drawer mounted under. Neff gas hob, built in Neff microwave, cooker hood, free standing Hisense American style fridge/freezer, drinks fridge, integrated d/washer, pull larder cupboard, vaulted ceiling with fan, double glazing, archway to utility room
<u>UTILITY</u>	6'3 X 3'8	W/machine & tumble dryer, store cupboards, boiler, radiator, door to garden
<u>BEDROOM 1</u>	12'9 X 10'3	Rear aspect, radiator, double glazing, four fitted wardrobes, dressing table, wall fan, vaulted ceiling
<u>EN-SUITE SHOWER ROOM</u>		A white suite comprising large shower cubicle with plumbed in shower, vanity basin with cupboard underneath, w/c, part tiled walls, combined towel rail/radiator, frosted double glazed windows
<u>BEDROOM 2</u>	10'3 X 10'1	Front aspect, radiator, double glazing, double fitted wardrobe with mirrored sliding doors, vaulted ceiling, wall fan
<u>SHOWER ROOM</u>		A white suite comprising a shower cubicle with plumbed in shower, vanity basin with cupboard underneath, w/c, part tiled walls, storage cupboards, drawers, front frosted double glazed window
<u>PARKING</u>		Own drive
<u>PARK STATUS</u>		Semi Retirement park 50 years + Pets, (1 cat and 2 dogs welcome)
<u>GARDEN</u>		Own wrap round garden plot with two sheds & patio. Outside tap and power points. Rear access gate to additional parking area







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.