

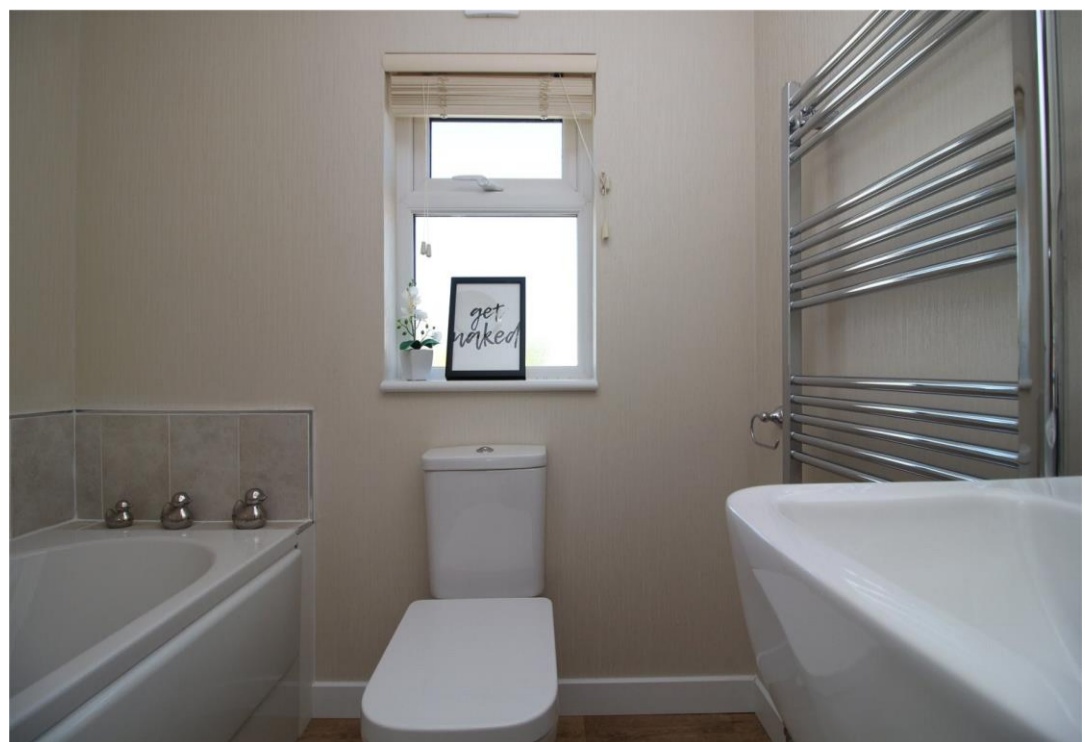


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6a Woodlands Park, Stopples Lane, Hordle, Hampshire, SO41 0JB
Asking Price £275,000

6a Woodlands Park, Stopples Lane, Hordle,
Hampshire, SO41 0JB

- 40' x 20'
- Pitch fee £295 pcm
- Fully Furnished
- Omar New Market
- Pet friendly site
- Mains gas central heating
- For ages 50+
- Driveway for parking
- Lovely village location
- Amenities in Stopples Lane





SUPERB BRAND NEW RESIDENTIAL PARK HOME

Accommodation: There is a large bright living room with an open plan design leading into the dining area and then the well appointed kitchen. The inner hall then accesses the two double bedrooms with fitted wardrobes in both and bedroom one having an ensuite shower room, and there is also a main bathroom.

Outside: There is a paved driveway and garden.

Council tax band: A

TENURE: These residential park homes are neither freehold or leasehold and hence it is difficult to define the tenure of these properties in the traditional sense as you own the property outright but not the land it sits on. Hence the pitch fee/ground rent payment is for the right to be situated in this position for perpetuity, ie no defined time, so its better than a lease that counts down year by year.

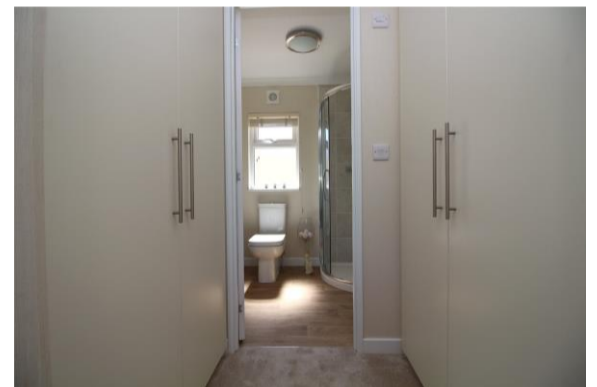
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21 Old Milton Road, Hampshire, BH25 6DQ | 01425 629100 | newmilton@pettengells.co.uk | www.pettengells.co.uk



TOTAL FLOOR AREA - 723 sq.ft. (67.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of plots, vehicles, fixtures and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such for only approximate purposes. The location, names and approximate design have not been verified and no guarantee as to their availability or efficiency can be given. Made with floorplan 1/2/22

VERY IMPORTANT, PLEASE READ: There may be omissions in these sales particulars and they do not constitute part of a contract. Floor plans are for representational purposes only and may not be to scale. All measurements including floor area (which may or may not include garage and/or conservatory) are approximate and should not be relied upon. We make no assertion that the property is in good condition or otherwise, nor that any services, appliances or systems are in good working order. Items depicted in photos may not be included. Maintenance/ground rent figures have been supplied by the seller. Maintenance tends to go up every year and there can be extra charges. Ground rent tends to increase periodically. We will endeavour to mention if a property is not of standard construction but we are not always able to establish this. The flood risk is deemed as 'very low' unless stated otherwise. We are not aware of issues affecting the structural integrity of the property or whether there is any asbestos present (including outbuildings). Most properties have restrictive covenants. Please ask us if you would like sight of these prior to offering. Alternatively your solicitor will advise on these during conveyancing. There is general coastal erosion on the Barton coastline. We are not aware of any current planning permissions close to the property that may cause concern but this could be looked into. Potential viewers and purchasers should investigate and/or verify all relevant points and if appropriate, commission experts including surveyor to report before proceeding, and we will assist whenever possible.



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