

View from lounge



PETTENGELLS
ESTATE AGENTS

Bay View 4, Hoburne Naish, Barton On Sea, Hampshire, BH25 7RE
Asking Price £449,995

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- Omar Seafronter
- 25 year license, 42' x 22'
- Luxury kitchen & two splendid bathrooms
- Short walk to Chewton Bunny beach
- Very high spec'
- Two generous bedrooms
- South west facing sun deck, split level
- Use for 11/12 months, cannot be main residence
- Letting/income potential
- Double parking bay with EV charging point



Representative





SENSATIONAL SEA FRONT HOLIDAY LODGE, BRAND NEW, CALL 01425 629100 FOR A VIEWING, FINANCE AVAILABLE. LAST ONE REMAINING!

Accommodation: There is a welcoming entrance hall with good storage and leads into the stunning open plan living space with lounge, dining and very well appointed kitchen areas. Vaulted ceilings and bi-fold doors. The main bedroom suite has a dressing area as well as a superb en suite. There is a generous second bedroom and a main family shower room.

Outside: Double parking bay with EV point. Extensive tiered decked area to the front enjoying the delightful vista. Hot tub is extra.

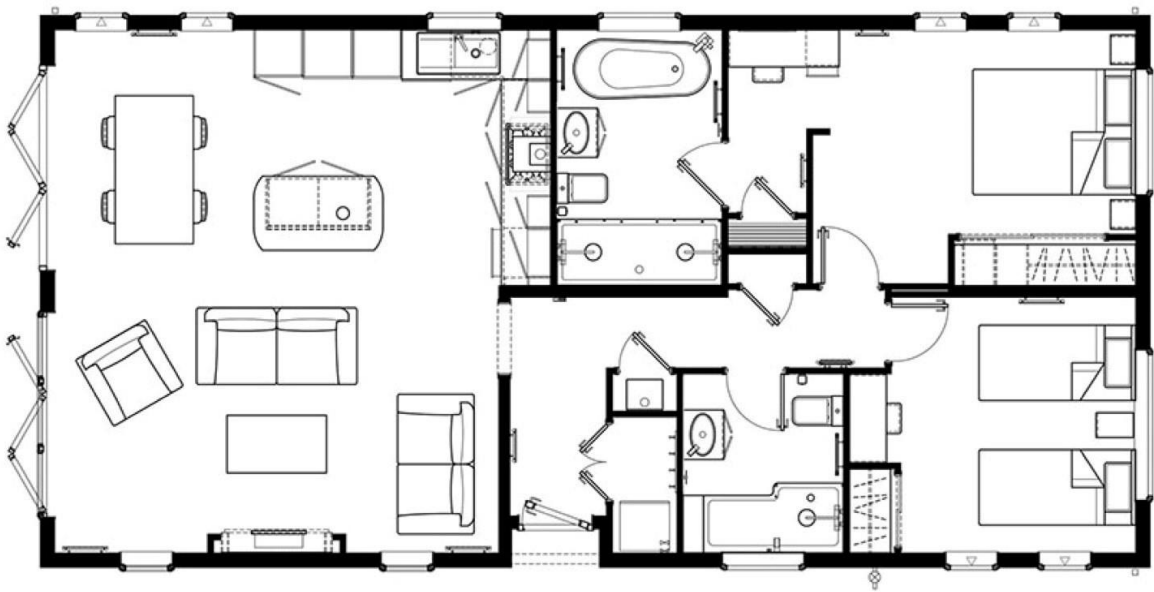
Club Facilities: There is a leisure complex with swimming pools inside and outside as well as toddler splash pool, fitness suite, sauna and steam room. The main club complex offers entertainment in the venue both day and evening shows, an arcade, soft play, Cafe H, 1912 Brasserie, and a sports bar. The outside facilities have been refurbished and include a crazy golf course, play area and a multi sports court.

First year's pitch fee included, currently that would be £13,000.

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Please note bedroom is other way round



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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