



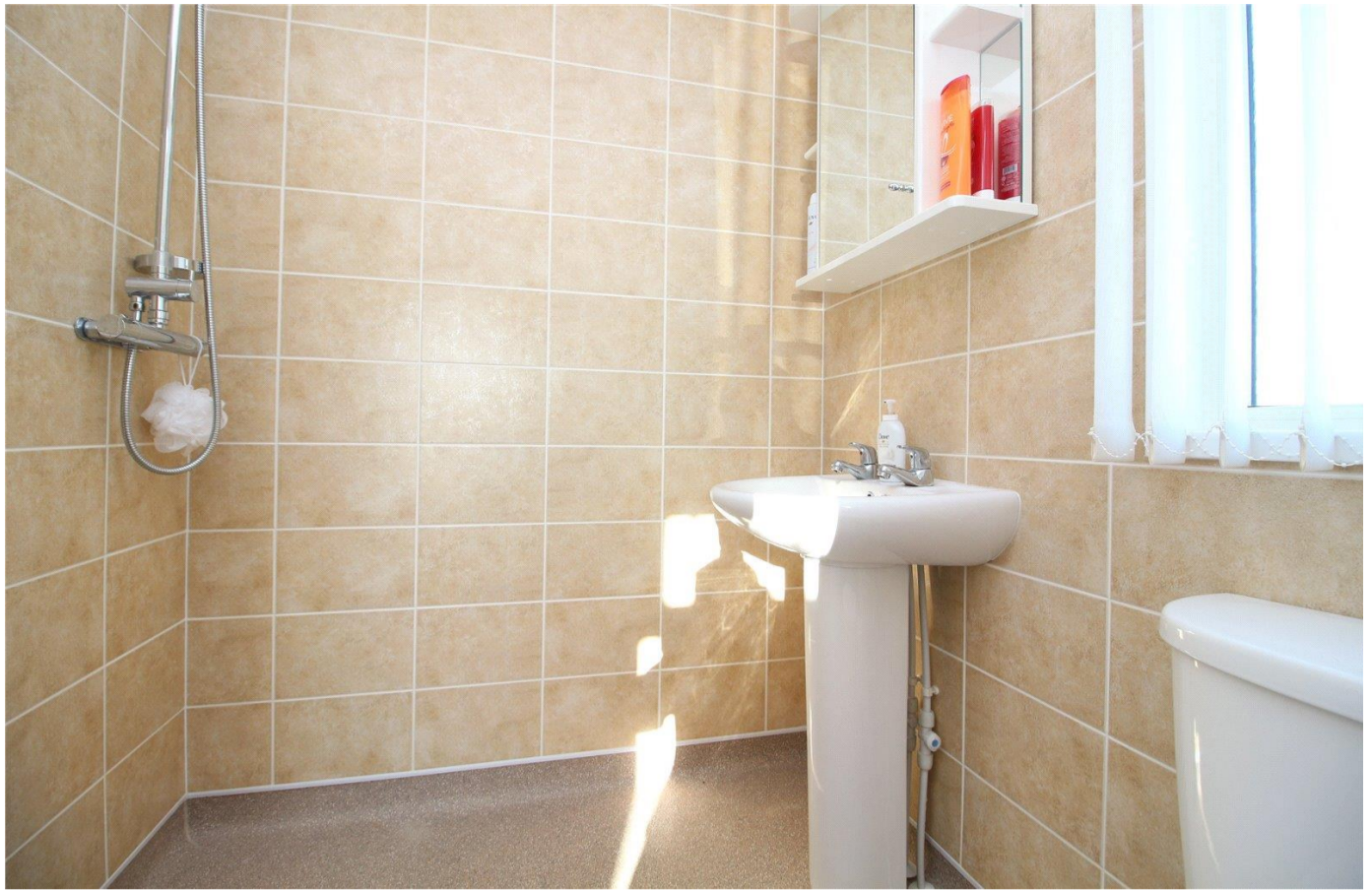
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4 Field Place, Naish Estate, Barton On Sea, Hampshire, BH25 7RD
Asking Price £235,000

4 Field Place, Naish Estate, Barton On Sea, Hampshire, BH25 7RD

- 38' x 16' Residential park home approx 9 years old
- Driveway & garden
- 2 Bedrooms
- Membership of leisure facilities included
- Bright living room
- Kitchen/dining room
- Bathroom and ensuite shower room
- No age restriction, no stamp duty, pet ok
- Short walk to beach
- Can be sold furnished





IMPRESSIVE MODERN RESIDENTIAL PARK HOME.

Accommodation: The entrance hall leads into a lovely kitchen/dining room with the kitchen being well appointed and there is a bright double aspect lounge at the front. The kitchen also houses the boiler for the gas central heating. Bedroom one has an ensuite shower/wet room as well as a walk-in wardrobe. Bedroom two has a fitted wardrobe and there is a bathroom next door/second WC.

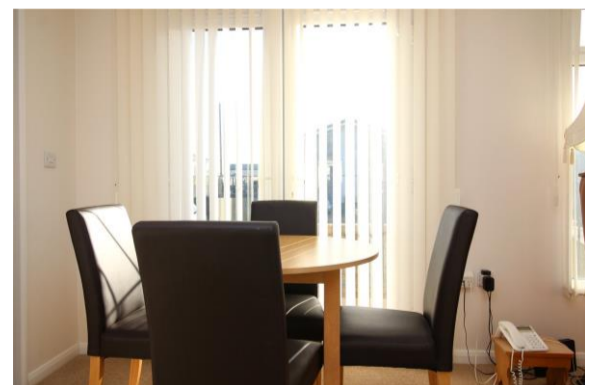
Outside: The park home sits on a corner plot with low maintenance garden, i.e. no lawn, a drive giving offroad parking and there is a metal shed.

Council tax band: A, **Tenure:** For perpetuity, ground rent TBC

Naish membership: Membership passes are included for the leisure club close by ie swimming pools, gym, plus restaurant, cafe and bars.

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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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