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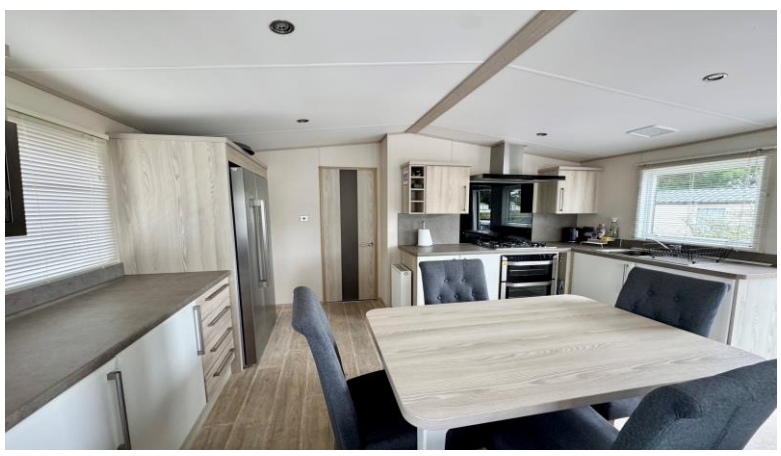
Beech 1, Hoburne Bashley Park, Sway Road, New Milton, Hampshire, BH25 5QR
Asking Price £35,000

Beech 1, Hoburne Bashley Park, Sway Road, New Milton, Hampshire, BH25 5QR

- ABI Beaumont 42' x 14' holiday home
- New in 2017 license until 2031
- South facing Sundeck, parking bay adjacent
- Great Club facilities including pool
- Two bedrooms plus sofa bed so 6 berth
- Ensuite bathroom and main shower room
- Last annual pitch fee £9335
- Great income/letting potential
- 11 month season, cannot be main residence
- Well appointed kitchen



MODERN HOLIDAY LODGE!
This appealing 42' x 14' two bedroom, two bathroom holiday lodge is situated close to the edge of New Forest National Park. Great letting income potential. 11 month season.

ACCOMMODATION: There is an impressive open plan living area with the lounge area also having a sofa bed, there is a very well appointed kitchen with dining area. Off the inner hall are the two double bedrooms which both have fitted wardrobes, bedroom one also has a dressing area and an ensuite. And there is a shower room/second WC opposite bedroom two.

OUTSIDE: There is a large south facing sun deck directly off the lounge. The driveway to the side gives off road parking for two cars and adjacent to this is pleasant small area of garden as part of the Bashley park.

Note: Some of these pictures are library pics from when we originally sold the lodge to the current seller.

CLUB FACILITIES: The lodge comes with membership passes (for family and friends staying), for the extensive club facilities which include a leisure complex with heated indoor and outdoor pools and a fitness suite. There is evening entertainment on offer, café, restaurant, beauty spa, children's entertainment, nine hole golf course and a convenience store. The park is also 'dog friendly'.

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

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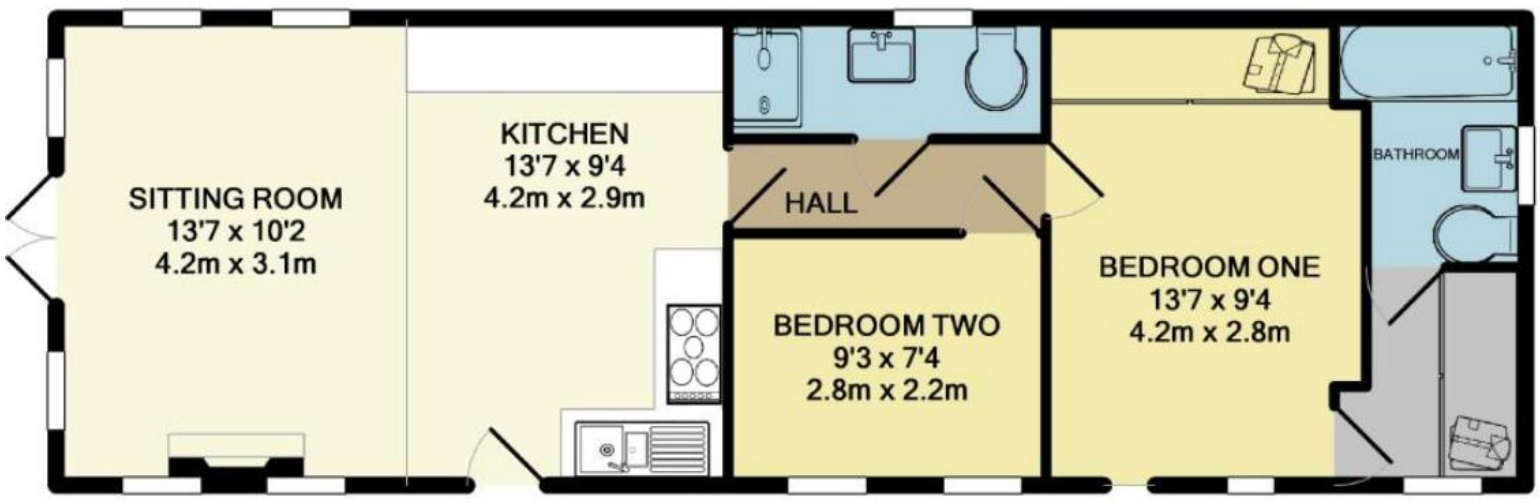

TOTAL APPROX. FLOOR AREA 583 SQ.FT. (54.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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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. 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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