

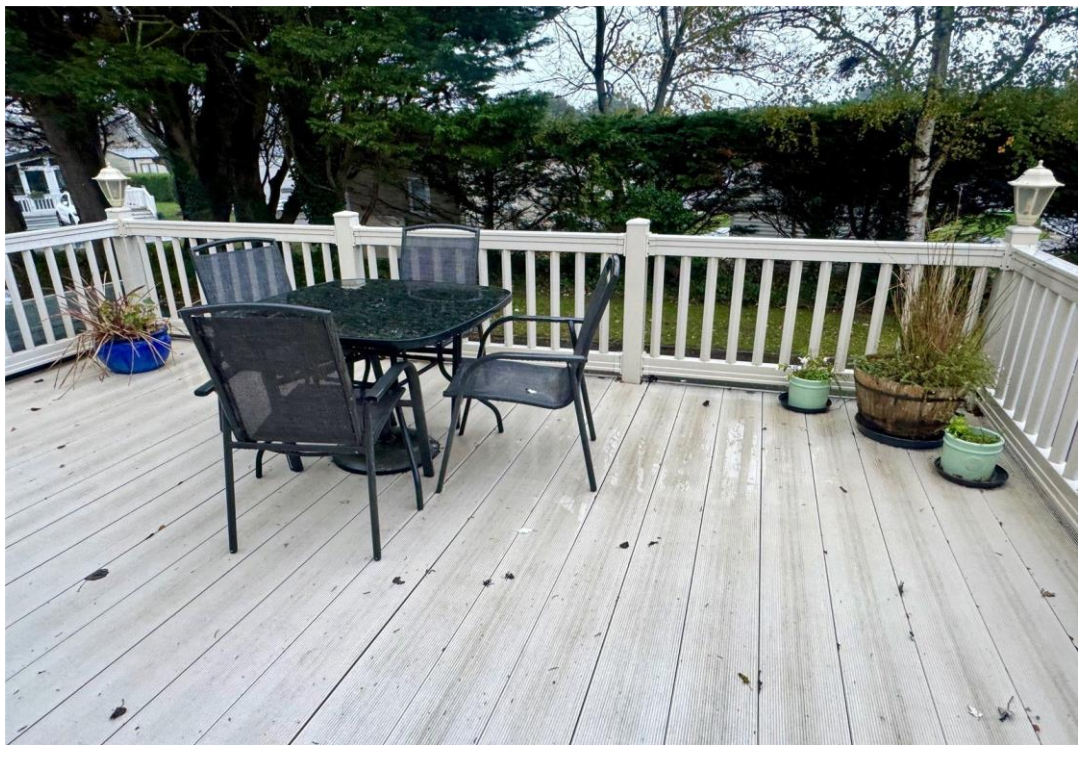
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J1, Shorefield Country Park, Near Milford On Sea, Hampshire, SO41 0LH
Asking Price £37,000

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- Impressive 'tucked away' holiday home, 39' x 12'
- New in 2014 , license until 2035
- Parking bay
- Well Presented
- Large Decked Area
- Letting/Income Potential
- Extensive Facilities Closeby
- Current Annual Pitch Fee £6582
- Use for 11 out of 12 months, cannot be main residence
- Bathroom & shower room
- Pemberton Rivington













HOLIDAY HOME IN PARTICULARLY PLEASANT ENCLAVE OF THE LOVELY SHOREFIELD PARK.

Accommodation: Impressive open plan living space with lounge, dining and well-appointed kitchen areas. Inner hall opens to the two bedrooms. Bedroom one has an ensuite bathroom and opposite bedroom two is a shower room.
Outside: There is a decked area and parking bay adjacent

Owner Benefits:
* Full use of facilities on site including gym, sauna, steam room and outdoor/indoor pools.
* 11 Month Season
* Discount on Local Attractions
* V.I.P WI-FI (strong Internet)
* All year round entertainment
* Shop and Impressive and newly refurbished restaurant and bar areas.
* Owners Events

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

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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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