

HUNTERS®

HERE TO GET *you* THERE



Pinemoor Caravan Park

Burley Bank Road, Harrogate, HG3 2RZ

Council Tax: A

Asking Price £29,000



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Lounge

13'3" x 11'8" (4.04 x 3.58)

Glazed entrance door, double glazed windows to front and side elevations, radiators, built in storage cupboards, gas fire, TV point, breakfast bar, through to:

Kitchen

7'10" x 5'10" (2.40 x 1.80)

Range of wall and base unites with working surfaces over with stainless steel sink unit and mixer tap, gas booker, tall fridge freezer, radiator, double glazed window to side elevation.

Inner Hallway

Glazed access door. Doors to:

Bedroom

11'8" x 9'3" (3.58 x 2.83)

Double glazed windows to side elevations, radiator, built in bedroom suite with wardrobes and over head units, door to:

Shower Room

White suite comprising shower unit, low level WC, pedestal wash hand basin with cupboards under, double glazed window to side elevation, sky light.

Bedroom

7'4" x 5'10" (2.24 x 1.78)

Double glazed window to side elevation.

Outside Space

Large decked area with outside utility area, paved patio seating areas and outside storage unit.

Material Information

Tenure Type; Freehold subject to site

Leasehold Annual Service Charge Amount £3120

Council Tax Banding; A

OFFERED FOR SALE WITH NO ONWARD CHAIN. A well presented two-bedroom residential Park Home, situated on the ever popular Pinemoor Caravan Park, offering permanent residency and within easy reach of Harrogate.

With gas central heating and double glazed windows and doors, the accommodation comprises: Entrance hallway, dining kitchen, lounge, one double bedroom, a smaller bedroom and a shower/wet room.

To the outside the property has the benefit of a private lawn garden to the side and rear, alongside decking and seating area with the option to create parking for two cars. Viewing comes highly recommended.

- NO ONWARD CHAIN
- Residential Site
- Well presented throughout
- Decking and outside seating area
 - Garden to side and rear
- Open plan kitchen / lounge
 - Sought after site
 - Shower/wet room
- Viewing strictly by appointment via Hunters
 - Access to site must be accompanied



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Hunters Harrogate Office on 01423 536222 if you wish to arrange a viewing appointment for this property or require further information.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.