

ferguson young

YOUR LOCAL INDEPENDENT ESTATE AGENTS

£85,000 LEASEHOLD

3 Beacon View, Globe Vale Holiday Park, Radnor, TR16 4BH



- FULL RESIDENTIAL OCCUPATION
- OPEN PLAN LIVING AREA
- RURAL VIEWS
- ONE DOUBLE BEDROOM
- LPG CENTRAL HEATING
- COUNCIL TAX BAND A
- WET ROOM/WC
- PARKING FOR TWO VEHICLES

A beautifully presented park home on this popular rural site with far reaching views towards St Agnes Beacon. The home was sited in 2015 and has been kept to a good standard by the current owner. There is a parking for up to two vehicles. The accommodation comprises of: - Entrance Hall, Open Plan Lounge/Kitchen Area with integrated appliances, Wet Room/WC and a double bedroom. In addition to the parking area there is a further lawned garden and a raised deck accessed from the Living Area. The home is warmed by gas central heating and is double glazed. Full Residential Occupation.



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Approached via a gravelled driveway with steps rising to a double glazed door opening to:-

ENTRANCE HALL

There are doors to all rooms and a built in cupboard housing the gas combi boiler.

OPEN PLAN LIVING AREA

21'0" x 11'0" (6.40m x 3.35m)

A generously proportioned area with a vaulted ceiling divided into two discreet areas as follows:-

KITCHEN AREA

There is a range of eye level and base units with work surface over, tiled splashbacks, inset sink with side drainer, inset gas hob with an integrated electric oven below, integrated fridge/freezer, and an integrated washing machine. There are two double glazed windows to the side and a radiator.

LOUNGE AREA

There are double opening patio doors leading to a decked area, wall mounted electric pebble fire, radiator and two double glazed windows to the side.

BEDROOM

11'0" x 9'8" (3.35m x 2.95m)

There is a double glazed bay window to the front, built in wardrobe, built in storage over the bed and a radiator.

WET ROOM/WC

7'11" x 6'1" (2.41m x 1.85m)

A well-appointed wet room which has been fully tiled. There is a glass walk in enclosure with a thermostatic shower over, close coupled WC, basin set in a vanity unit with mirror over, heated towel rail, inset spotlights and a double glazed window to the side.

OUTSIDE

GARDEN

There is a lawned garden to the rear of the off road parking area.

DECKED AREA

Accessed via the living area and is elevated to take full advantage of the rural views to the rear.

OFF ROAD PARKING

There is a gravelled parking area with space for up to two vehicles.

SERVICES

There is mains electricity, water and drainage. The gas central heating is via LPG cylinders. Good mobile signal was experienced with O2.

PITCH FEES

The pitch fees are £300pcm

LEASE DETAILS

There is a 25 year renewable lease for the pitch which was granted in 2015.

