Head Office:
Dixon Kelley Estate Agents
1 Penn Court
Station Road, West Moors
Dorset. BH22 0JJ

Telephone: 01202 877511

DORSET PARK HOMES

DRAFT

www.dorsetparkhomes.com

24 Upton Glen Park, Upton, Ringstead, Dorchester. DT2 8NE



Immaculate Park Home in Rural Setting



This drawing has been prepared for diagrammatic purpose only. Not to scale.

Accommodation & approximate room dimensions:

- **Entrance Lobby: Walk-in cloaks cupboard housing Worcester combination gas boiler installed 2024.**
- **Lounge: approx 15'6" x 15'2". 2 Bay windows. Oak/ glass bi-fold doors to:**
- **Kitchen/Diner: approx 19'3" x 14'6" overall max. Modern range of high gloss floor & wall cupboards. High level double oven, electric induction hob & cooker hood. Integrated dishwasher, fridge/freezer, tumble dryer & washing machine. Ample space for dining suite. Utility Area & door to garden.**
- **Inner Hall: Linen cupboard. Hatch to roof**
- **Bedroom 1: approx 13'4" x 9'4"**
- **En-Suite Bathroom: Modern suite**
- **Bedroom 2: approx 13'4" x 9'5".**
- **Shower Room: Modern Suite**
- **Garden Room: Custom built in 2022. High insulated with LED lighting & 2 sets of double doors.**
- **Gas Central Heating & PVCu Double-Glazing**
- **Exterior Insulation System**
- **Delightful Patio Garden with raised pergola having calming countryside views. Substantial Shed**
- **Parking Bay for 2 Cars**
- **Age Restriction 45+ Dogs Considered. No cats.**
- **Well maintained Residential Park in rural setting close to Jurassic Coast.**

Wonderful Garden Room









Pitch Fee: approx £177.49 per month
Subject to Annual Review
Council Tax Band: 'B' **Tenure: 1983 Mobile Homes Act Agreement**

Price: £250,000

VIEWING STRICTLY BY APPOINTMENT WITH THE VENDOR'S AGENT Dorset Park Homes 01202 877511

IMPORTANT NOTE: These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase Ref.W05358


Spacious Hall


Luxury Kitchen/Diner


Dining Area


Large Lounge


Stunning Garden Room


Wonderful Landscaped Garden

Wessex 'Wessex' Park Home

Once the flagship model of the Wessex range, this superb home has a very pleasing interior layout complimented with high quality fixtures and fittings. Features include a high quality kitchen and 2 modern shower rooms. The plot has been thoughtfully landscaped taking full advantage of the surrounding Dorset Countryside and lies a short distance from the Jurassic coastal path.

A particular feature is the custom-built Garden Room nestled on the plot, a peaceful room with wonderful field views.

This beautifully presented home is well worth viewing, to appreciate not only the stylish interior design, but also the stunning location.


Wonderful Rural Setting on the Dorset Coast