



NORTH LAKES COUNTRY PARK WILLERBY ASTORIA | TARNISDE | SILLOTH | CUMBRIA | CA7 4NQ

PRICE £54,995







## SUMMARY

To say we were stunned when we first lay eyes on this gorgeous coastal holiday home park would be an understatement! Set beside a private, tranquil lake with the ability to row, canoe or paddleboard if you wish and with a fabulous residents jetty with space to eat/drink beside the water, this pristine park really does offer something unique and not normally found on the Solway plain. Properties will enjoy gorgeous views over the lake and some even benefit from generous decking on the waterside, plus there are a number of charging points already on site for those with electric vehicles. This lovely two bedroom caravan includes an open plan living/dining/kitchen with furniture and quality appliances, a main bedroom with en-suite shower room, plus a twin bedroom with separate shower room and handy allocated parking. With all this plus the sandy beaches of the Solway coast right on your doorstep and easy access to Keswick and the Lake District National Park, it really will be hard to beat!

## ENTRANCE

A double glazed front door leads into the kitchen area

## LIVING AREA

Part of an open plan room including living, dining and kitchen areas. Double glazed patio doors to front, double glazed window to front and rear, two double glazed windows to side, fitted corner sofa and other furniture.

## DINING AREA

Fitted table with bench seating, double glazed window to side, radiator, open to kitchen

## KITCHEN AREA

Fitted in a range of stylish base and wall mounted units with work surfaces, single drainer sink unit, LPG hob with oven and extractor, integrated washing machine and fridge freezer plus microwave, double glazed window to side, double radiator, open to hallway

## HALLWAY

Doors to bedrooms and shower room

## BEDROOM 1

A double bedroom with fitted bed, double glazed window to side, radiator, built in double wardrobe, cupboards over bed, dressing table, door to en-suite

## EN-SUITE SHOWER ROOM

Double glazed window to side, double shower enclosure with thermostatic shower unit, hand wash basin in cupboard unit, low level WC. Towel rail, extractor fan, built in cupboard housing combi boiler.

## BEDROOM 2

Double glazed window to side, two 3'3 single beds, built in wardrobe, radiator

## SHOWER ROOM

Double width shower enclosure with thermostatic shower unit, hand wash basin and WC in vanity style unit with storage cupboards, light tube, extractor fan, towel rail.

## EXTERNALLY

The property will benefit from an enclosed area of decking with a view over the lake. Allocated parking for two vehicles.

## ADDITIONAL INFORMATION

To arrange a viewing or to contact the branch, please use the following:

Branch Address:

58 Lowther Street

Whitehaven

Cumbria

CA28 7DP

Tel: 01900 828600

cockermouth@lillingtons-estates.co.uk

Council Tax Band: N/A

Tenure: Licence agreement

Services: Water and LPG electric are connected, mains drainage

Electric vehicle charging points available on site

Fixtures & Fittings: Carpets and blinds, furniture, all white goods

Site Fees: £3000pa including VAT. Fees include water bill.

Site open from 1st January to 31st December each year.

## DIRECTIONS

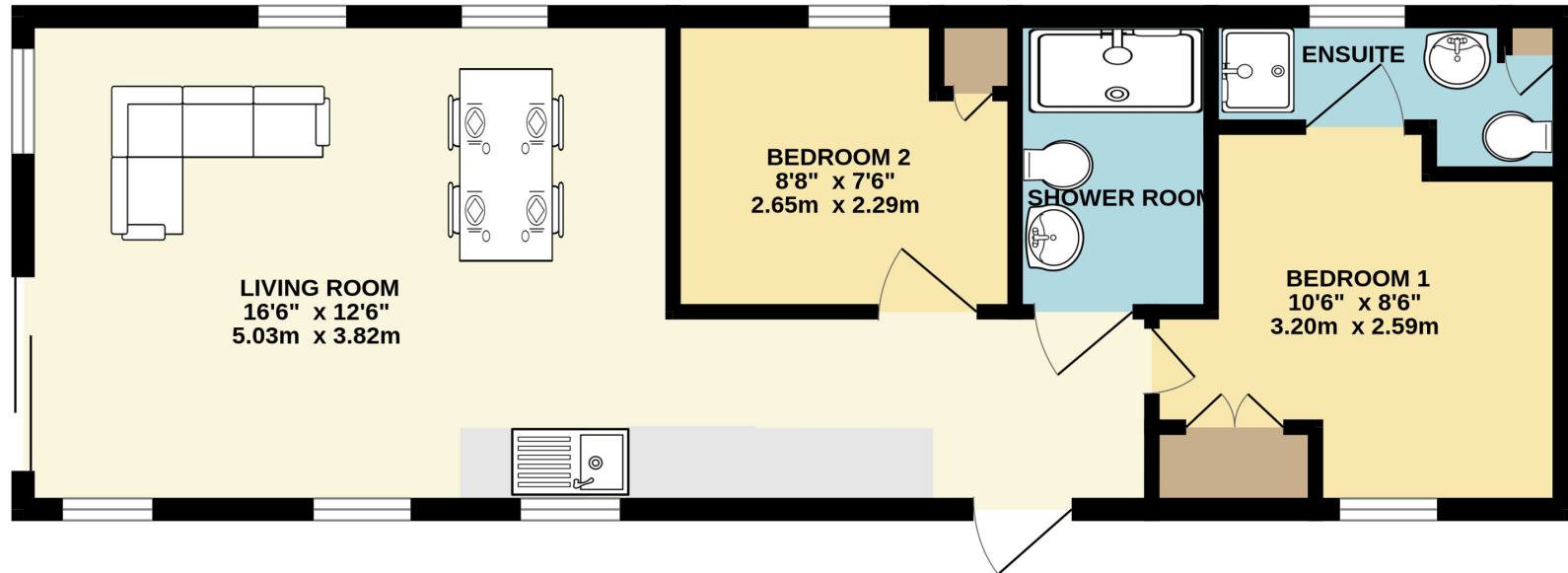
From Cockermouth take the A595 towards Carlisle and before reaching Moota turn left on the hill top to Aspatria. Continue into the town to a staggered crossroads in the centre and head straight on down the left side of the petrol station. Continue past the left turn to Westnewton and bear left at the fork continuing on the same road. After around 2 miles take the 4th lane on the left hand side and the park entrance will be found on the left.







GROUND FLOOR  
491 sq.ft. (45.6 sq.m.) approx.



TOTAL FLOOR AREA : 491 sq.ft. (45.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.  
Made with Metropix ©2025

Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They are not part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact. If the property has been extended, or altered, we may not have seen evidence of planning consent or building regulation approval, although we will have made enquiries about these matters with the Vendor.

[www.lillingtons-estates.co.uk](http://www.lillingtons-estates.co.uk)

58 Lowther Street, Whitehaven, Cumbria CA28 7DP Tel: 01946 590412