



22 Millands Caravan Park, Llanmaes, Llantwit Major, CF61 2XY

£100,000



1 Pound Field, Llantwit Major, Vale Of Glamorgan, CF61 1DL

Tel No 01446 794433. E-Mail info@brightermoves.co.uk

Web www.brightermoves.co.uk



TWO DOUBLE BEDROOM PARKHOME located on the QUIET and SOUGHT AFTER Millands Park site Llanmaes with the town of Llantwit Major, train station and all local amenities close by. The Stately Albion property is approximately 36ft x 20ft with gardens extending to the front, sides and rear offering COUNTRYSIDE VIEWS. Millands park is available to over 50 years of age, the site fees are currently £84.50 per month. The unit is approximately 30 years old but has had additional external cladding to the unit.

Entrance

Via a Upvc door to the side. Entrance through the hallway that leads to the dining room, two bedrooms and family bathroom

Lounge

5.90m x 3.30m (19' 4" x 10' 10")

Two Upvc double glazed windows to the front. Carpeted flooring, radiator, power points and ceiling lights. Open plan to dining room.

Dining room

2.90m x 3.16m (9' 6" x 10' 6")

Upvc double glazed window to the side. Fitted carpet, radiator, power points and ceiling light. Doorway to the kitchen and hallway.

Kitchen

3.15m x 2.92m (10' 4" x 9' 7")

Upvc double glazed window and door to the side. Range of base and wall units. electric cooker, stainless steel bowl and drainer, plumbing for washing machine, storage cupboard housing combination boiler. Vinyl flooring, radiator, power points and ceiling light. Doorway to porch area.

Bedroom One

3.00m x 2.90m (9' 10" x 9' 6")

Upvc double glazed window to the side. Fitted wardrobes, fitted carpet, radiator, power points and ceiling lights.

Bedroom Two

2.92m x 2.56m (9' 7" x 8' 5")

Upvc double glazed window to the side. Fitted cupboards, fitted carpet, radiator and power points.

Bathroom

1.99m x 1.69m (6' 6" x 5' 7")

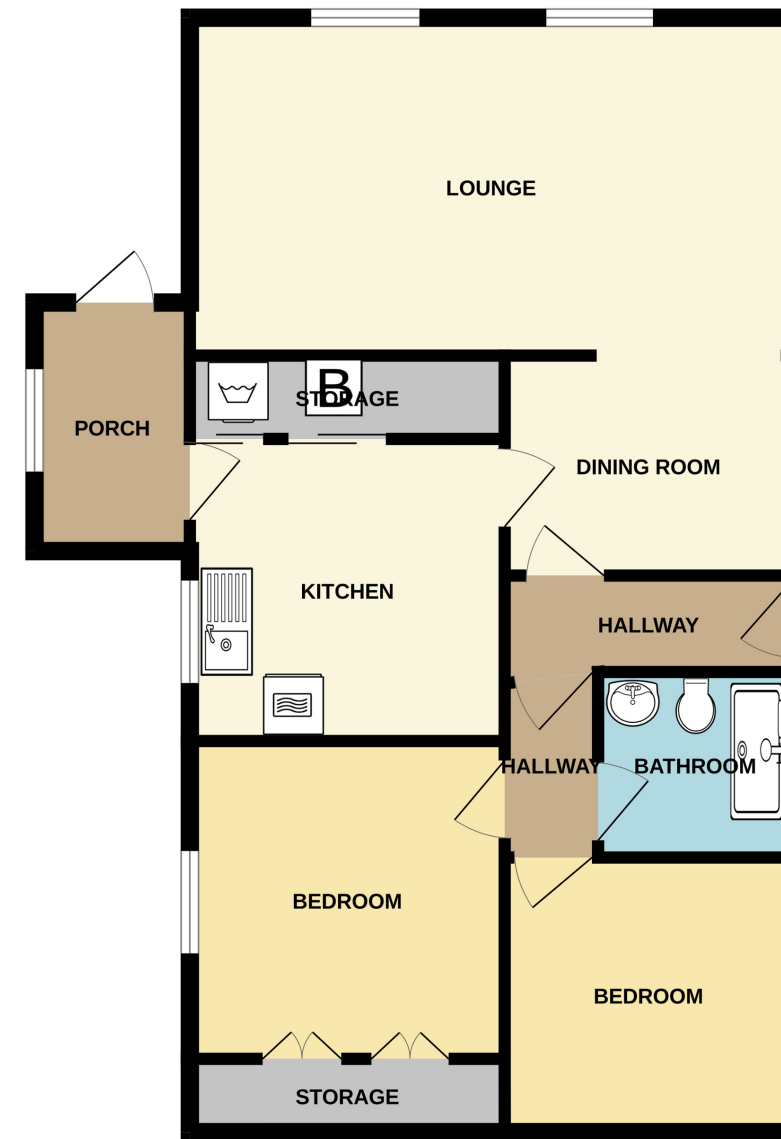
Upvc double glazed window to the side. Walk in shower cubicle, low level Wc and wash hand basin.

Gardens

The front of the property is approached via gated driveway enclosed by block wall.

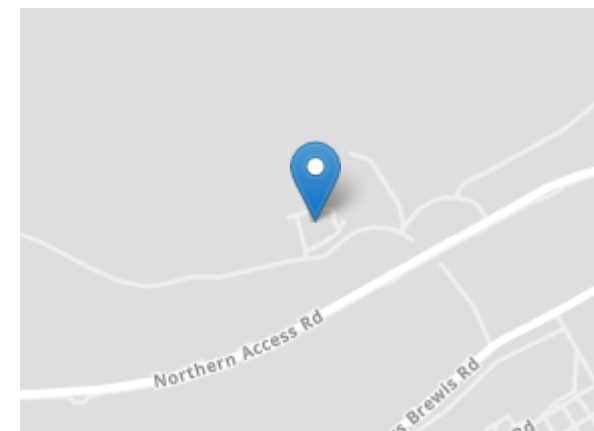
The gardens wrap around the property with a low maintenance patio area providing space for garden furniture a block built shed and greenhouse to remain. The property benefits from mature planting and open countryside views creating a peaceful haven for those countryside lovers.

GROUND FLOOR
731 sq.ft. (67.9 sq.m.) approx.



TOTAL FLOOR AREA: 731 sq.ft. (67.9 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.
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