

Guide Price  
£80,000  
To be Advised







### Features

- Detached park home
- Strong local community
- Feature fireplace
- Raised decking area
- Master bedroom with en-suite
- Vaulted ceiling
- Tranquil setting
- Large windows and patio doors

### Summary of Property

Presenting for sale, this delightful detached park home, located in a tranquil setting with a strong local community, walking and cycling routes nearby. The property, in good condition, is ideally suited for retirement or those over 50, offering a peaceful yet connected lifestyle.

The property boasts a single lounge with large windows, patio doors, and a feature fireplace, creating a warm and inviting atmosphere. The vaulted ceiling adds a unique architectural touch and amplifies the sense of space. The kitchen is a chef's delight; equipped with integrated appliances, a slimline dishwasher, and ample dining space for those memorable meals with family and friends.

The park home offers two bedrooms. The master bedroom is a comfortable double room with an en-suite facility and a walk-in closet, which includes bedside cabinets for added convenience. The second bedroom is a single room, furnished with a dressing table, providing a cosy space for rest.

The property features two bathrooms. The first includes a large walk-in shower for those who prefer a quick and refreshing rinse, while the second offers a small bath, a system fed shower, and vanity units for a more relaxed bathing experience.

Unique features of the property include parking, a garden, 12 months occupancy, and a raised decking area, perfect for outdoor relaxation or entertainment. The monthly charges, amounting to £268.00, cover ground fees and water.

## Room Descriptions

### Description

This beautiful two bedroom Willerby Meridan Lodge is finished to a high standard, situated within a 24hr warden and electronic gate access on the edge of Bridgwater. Overlooking both the Somerset Levels and the Quantock Hills.

### Accommodation

#### Lounge: 3.8m x 3.9m (12' 4" x 12' 7")

Patio doors onto the veranda with a bay window to the front. A feature fireplace with vaulted ceiling, three additional single windows.

#### Kitchen/Diner: 3.8m x 2.8m (12' 4" x 9' 2")

The lodge includes integral appliances as follows, five ring gas stove, extractor over oven, grill, microwave and slimline dishwasher. Also includes a one and a half sink and drainer and a wide range of wall, base units and drawers.

#### Bedroom One: 3m x 2.5m (9' 8" x 8' 2")

Includes an en-suite and a walk-in wardrobe. It is fitted with two single windows and a wall mounted TV. The room has space for a king sized bed along with bedside cabinets.

#### En-suite

The en-suite comprises a small bath with shower over, vanity unit wash hand basin

and low level W/C. Shaver point and a frosted rear aspect window.

#### Bedroom Two: 2.7m x 1.9m (8' 5" x 6' 2")

Built-in dressing table and has enough space for a single bed.

#### Bathroom

The bathroom comprises of a large walk-in shower, pedestal wash hand basin, low level W/C and a frosted side aspect window.

#### Outside

To the side, there is allocated parking for two vehicles and an small area laid to lawn behind. There is a metal shed to the side which has plumbing for a washing machine and space for a tumble drier and chest freezer. To the rear of the property there is another storage shed and a plastic storage box. There is a large decking area to both the front and side of the lodge and it is fully insulated for winter use. Electric points, lighting and tap are located outside.

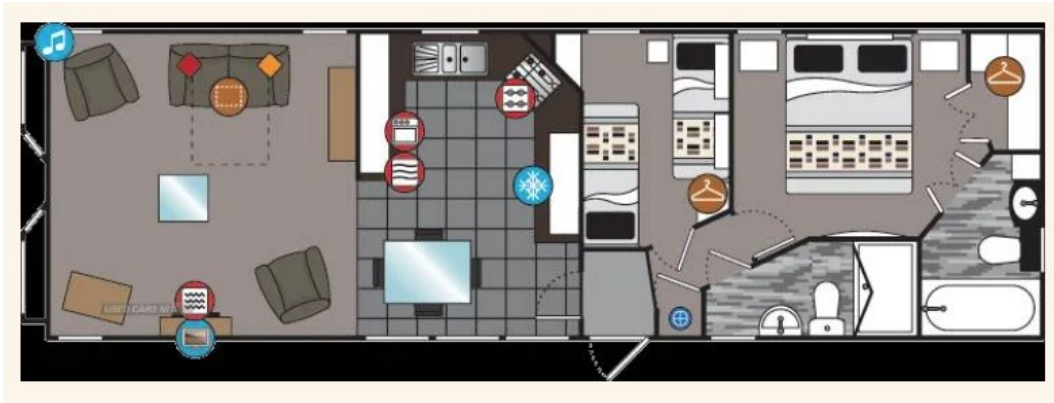
#### Location

The lodge is located on Fairways Park in Bawdrip which is surrounded by beautiful walking trails and within easy access of the M5, junction 23. There is a fully equipped launderette with ironing facilities, clubhouse and licensed bar.





# Floorplan



**This  
property is  
exempt from  
an EPC**