



PLOT 48 | HIGH CLOSE HOLIDAY HOME PARK | BASSENTHWAITE | KESWICK | CA12 4QX

PRICE £85,000





SUMMARY

SITE FEES PAID TILL END 2025 - Escape from the hustle and bustle of every day life and relax in a cosy and peaceful retreat in the Lake District... This fabulous lodge style holiday home is ready to enjoy and is set in a central position, within this award winning park. If a return to nature is appealing then High Close is perfect for you as it offers a peaceful lightly wooded setting where each plot enjoys a good degree of privacy, with the soundtrack of a mountain stream providing a captivating backdrop, yet is easily accessible to Keswick and Bassenthwaite Lake. The stylish lodge is set in an enviable position overlooking the park with views over woodland to the fells and inside has a homely but modern feel. The accommodation includes a triple aspect living/dining/kitchen with contemporary style multi fuel stove, a master bedroom, a second double bedroom, plus a nicely fitted bathroom. French doors from the living room open onto a gorgeous veranda with space for lounge and dining furniture. Plenty of parking is provided at the side. We think this wonderful lodge is a must have!

ENTRANCE

A double glazed door on side veranda opens into the living/dining/kitchen

LIVING/DINING/KITCHEN

A stunning open plan triple aspect room split into three areas. The living area has a contemporary multi fuel stove, two sofas, double glazed French doors which lead out onto veranda, double glazed window to side, radiator, fitted blinds, space for writing desk.

The dining area has table and chairs, double glazed window to rear, double radiator, door leading into hall.

The kitchen area is fitted in a range of base and wall mounted units with work surfaces, double glazed window to front, LPG gas hob with oven and extractor, fitted washing machine, slimline dishwasher and fridge, combi boiler in cupboard unit.

INNER HALL

Doors to rooms, storage cupboard

BEDROOM 1

Double glazed window to front, built in wardrobe, double radiator, dressing table, double bed and bedside cabinets

BEDROOM 2

Double glazed window to side, double radiator, built in double wardrobe

BATHROOM

Double glazed window to rear, panel bath with thermostatic shower unit and screen, hand wash basin with cupboard under, low level WC. Towel rail, extractor fan, wood style flooring

EXTERNALLY

To one side of the property there is a parking area for two vehicles with siting for LPG gas bottles. Steps lead up to a wrap-around decking area with ample space for loungers plus dining table which enjoys views out over the park, past the forest to the fells beyond.

ADDITIONAL INFORMATION

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

Branch Address:

58 Lowther Street

Whitehaven

CA28 7DP

01900 828600

cockermouth@lillingtons-estates.co.uk

Or call the park directly on: 017687 76300

Council Tax Band: N/A

Tenure: Licence agreement. For details of the agreement including the length, annual service charge and ground rent, please contact us as the agent or call site directly.

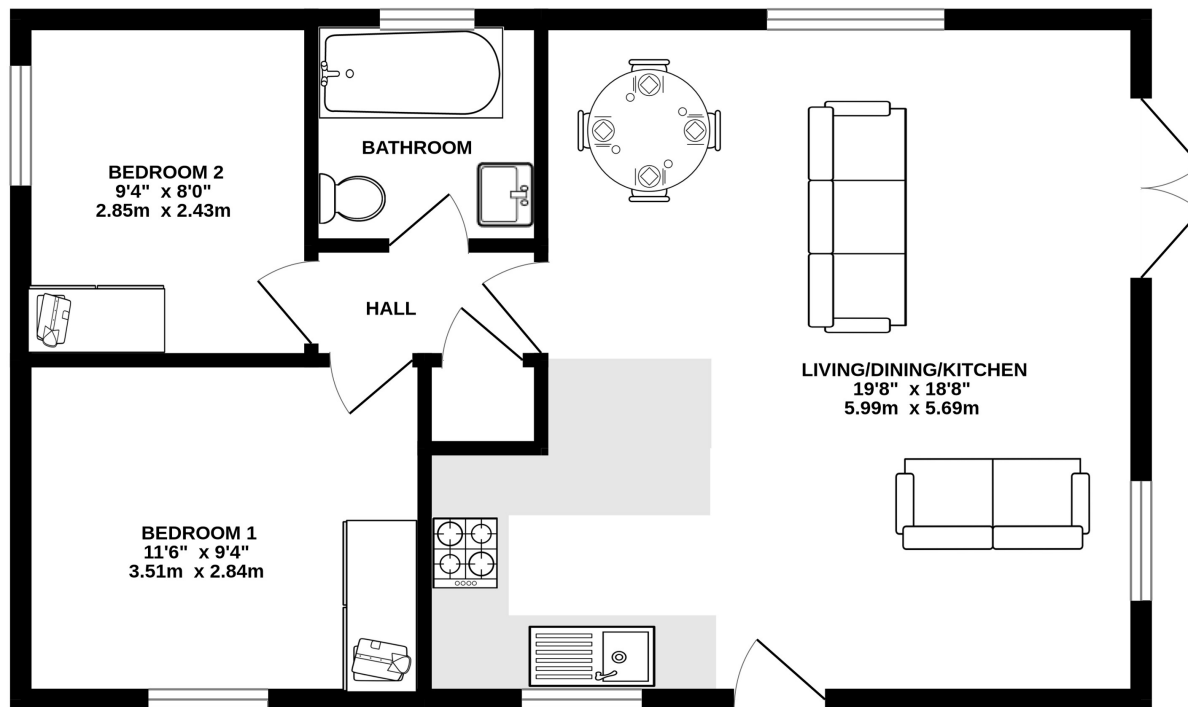
Services: Private treated borehole water supply, mains electric & LPG bottled gas.

DIRECTIONS

From Cockermouth take the A66 towards Keswick. At the head of Bassenthwaite lake turn left and immediately right following signs to The Lakes Distillery. Turn right over the bridge before reaching the distillery and continue to a T-Junction by The Castle Inn Hotel. Turn right here towards Keswick and then take the 2nd turn on the left, passing to the left side of Bassenthwaite village. At the junction by the bridge continue straight on and after 1 mile turn right along an unmade road to High Close Holiday Park and Kestrel Lodge. The barrier at the entrance will open automatically.



GROUND FLOOR
573 sq.ft. (53.3 sq.m.) approx.



TOTAL FLOOR AREA : 573 sq.ft. (53.3 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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