

# 9 Almond Drive, Orchard Park Wonderland Ferndown 1995 43ft x 12ft

For further information please call Brenda on  
01793 722100, email [brendajenner@pineview.co.uk](mailto:brendajenner@pineview.co.uk)  
Or visit [www.pineview.co.uk](http://www.pineview.co.uk)



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# 9 Almond Drive, Orchard Park

## Wonderland Ferndown (1995) 43ft x 12ft

### **Description:**

This Wonderland Ferndown park home is situated in a tucked away position on Orchard Park Chieveley, which is located in lovely countryside on the edge of the Lambourn Valley in the Berkshire Downs.

The park home has an entrance hallway, lounge, dining area, kitchen, two bedrooms and a bathroom. It has double-glazing and LPG gas central heating.

To the outside there is a pathway that leads to the rear and steps leading to the front entrance.

### **Tenure:**

Security under the 1983 Mobile Home Act – Pitch fee £122.92 per calendar month

### **Directions:**

Orchard Park is within very easy reach of the M4. Take the A34 at junction 13 and head north. Immediately take the slip road to Beedon and Chieveley and at the top of the slip road turn left then first right. Orchard Park is in Old Street, 3/4 mile on the left.

### **Accommodation includes:**

#### **Lounge – 12'6" x 11'7"**

Box Bay Window, Feature fire surround with gas fire, curtains and carpet. Patio Doors to outside

#### **Dining area**

#### **Kitchen - 9'7" x 6'4"**

New oak effect vinyl floor covering  
Hob/Oven, plumbed for washing Machine, Combi boiler and base and wall units

#### **Bedroom 2 - 9' x 7'8"**

New Carpet (wardrobes have been removed as room was used as study

#### **Bedroom 1 - 11'7" x 8'**

Fitted wardrobes and feature box bay window.  
Double bed and new Carpet

#### **Bathroom**

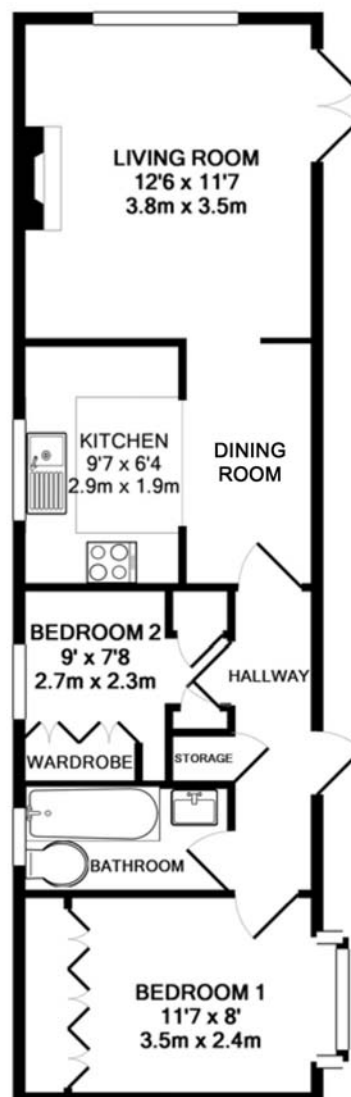
Cabinet and towel rails, shower over bath.  
New vinyl flooring

#### **Private garden**

Established planting, pathways, and a concrete panelled storeroom.

Parking for car is right next to plot

### **Layout**



### **Services/Disclaimer**

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