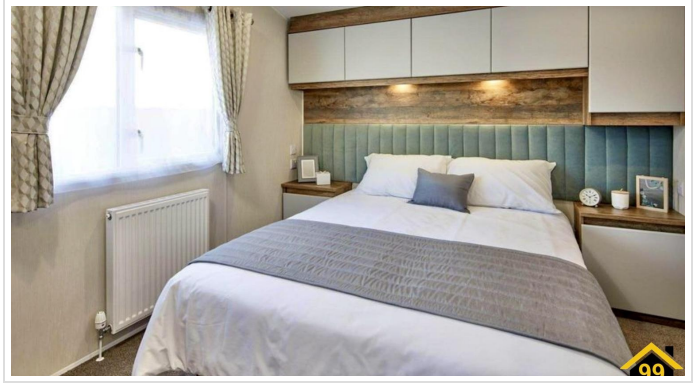


2 Bed Park Home In 5Star Resort Lyons Eryl Hall , St Asaph, LL17 0EW £64,995





SHORT DESCRIPTION

Property Ref: 14557 Site Fees From £2995 (Promotion) Lease To Vary but normally 20 years from Manufacture - please see the site for more detail The Property Can NOT be used as a Main Residence due to rules. - but can be your home from home 10.5 months of the year We are pleased to present an exceptional Location at LYONS ERYL HALL, ST ASAPH, This wonderful residence boasts 2 bedrooms, 2 bathroom, and a large open-plan dining living area, offering ample space for comfortable living. Additionally, it features a fully-fitted kitchen, ideal for culinary enthusiasts, along with the convenience of a parking means. Positioned in a prime location, this property offers easy access to a range of local amenities and public transportation, ensuring convenience for residents. Its proximity to esteemed schools and a college enhances its appeal, providing families with access to excellent educational opportunities. This residence embodies the perfect blend of comfort, convenience, and quality living, making it an ideal choice for discerning individuals or families seeking a place to call home. -----

----- Lyons Eryl Hall's luxurious surroundings and scenery makes this owners-only holiday park is one of the most prestigious in Denbighshire. This site is steeped in history, with the holiday park sitting in the grounds of an idyllic 19th-century country hall, overlooking the historic cathedral city of St Asaph. Expect quality, contentment, and comfort 10.5 months of the year with our bar and restaurant. Owners can unwind with full use of our gym and indoor heated swimming pool. Our bingo nights, quiz nights, entertainment room, and playing field offer fun for all the family. -----

----- Key Features Bedrooms 2 Bathrooms 2 Size 38ft x 12ft Features Central Heating Double Glazing Electric Fire Open Plan Kitchen Patio Doors Introducing the 2024 Willerby Brookwood caravan, where modern design meets exceptional comfort. This stylish holiday home features two spacious bedrooms and two contemporary bathrooms, providing ample space for relaxation. With central heating and double glazing, you'll enjoy a cosy and comfortable environment all year round. The open-plan kitchen is perfect for entertaining and comes with all the essentials, while the electric fire adds a warm and inviting touch to the living area. Patio doors lead to an outdoor space, ideal for soaking up the surroundings. Experience the perfect getaway with the 2024 Willerby Brookwood static caravan! Property Type: Park Home Full selling price: £64995.00 Pricing Options: No Status Tenure: Leasehold Remaining lease (In Year): 20 Yearly Ground Rent Cost: £0.00 Yearly Management Cost: £2995.00 Outside Space: Balcony, Terrace, Patio Parking: Driveway Heating Type: Double Glazing Chain Sale or Chain Free: Chain Free Possession of the property: N/A... -----

2

Bed Room(s)

2

Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
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