



FOR SALE

Helvellyn Lodge £145,000

For more information: Tel: 01768 776641 | Email: [enquiries@blll.co.uk](mailto:enquiries@blll.co.uk) | Web: [www.blll.co.uk](http://www.blll.co.uk)

- **Fantastic opportunity for a ready-made holiday home!**
- Large open plan kitchen, lounge, dinner.
- Three bedrooms, sleeping six.
- 2024 pitch fee included in price.



**Other features include:**

- ◇ Open plan Kitchen / Lounge / Diner
- ◇ Integrated fridge freezer
- ◇ Integrated dishwasher
- ◇ 4 ring gas hob
- ◇ Oven with separate grill
- ◇ Microwave
- ◇ Three bedrooms
- ◇ Master double bedroom
- ◇ Two bedrooms with bunk beds
- ◇ Bathroom with bath and overhead shower
- ◇ Full central heating throughout
- ◇ Patio doors opening onto raised deck
- ◇ Parking next to the lodge for 2 vehicles
- ◇ Launderette on site
- ◇ BH&HPA license expires 15<sup>th</sup> November 2044
- ◇ 2024 pitch fee 365 days £7562.61 (British Holiday & Home Parks Association)

