



12, BALMORAL TARN HOUSE HOLIDAY PARK
TARN HOUSE ROAD, STIRTON, BD23 3FF

£60,000



2 Bedroom Chalet - Detached located in Stirton

Do not miss viewing this stunning 40 x 20ft Lodge located in a quiet, gated area situated at Tarn House Holiday Park where peace and tranquillity abound and yet just a stone's throw from the historic market town of Skipton and the Yorkshire Dales.

Immaculate stunning Lodge, located at 12 Balmoral with large south facing decking. Located at the end of the road, this lodge provides high quality fixtures and fittings to the kitchen and bathrooms, spacious open plan living with patio doors to the decked area and two double bedrooms one with en suite.

Tarn House features beautiful scenery, bar, restaurant and a children's playground. The site is open 10 months of the year and is the perfect escape for people of all ages.

Season Dates & Facilities

Season dates for owners are from 1st March to the 10th January.

At Tarn House there is a licenced bar, outdoor beer garden, children's play park, sports court and the country store.

Services

We have not been able to test the equipment, services or installations in the property (including heating and hot water systems) and recommend that prospective purchasers arrange for a qualified person to check the relevant installations before entering into any commitment

Agents Note & Disclaimer

These details do not form part of an offer or contract. They are intended to give a fair description of the property, but neither the vendor nor Carling Jones accept

responsibility for any errors it may contain. Purchasers or prospective tenants should satisfy themselves by inspecting the property

Anti Money Laundering Regulations

To enable us to comply with the expanded Money Laundering Regulations we are required to obtain proof of how the property purchase is to be financed as well as identification from all prospective buyers. Buyers are asked to please assist with this so that there is no delay in agreeing a sale. The cost payable by the successful buyer(s) for this is £12 (inclusive of VAT) per named buyer and is paid to the firm that administers the money laundering ID checks, Movebutler. Please note the property will not be marked as sold subject to contract until appropriate identification has been provided and all AML checks are completed.

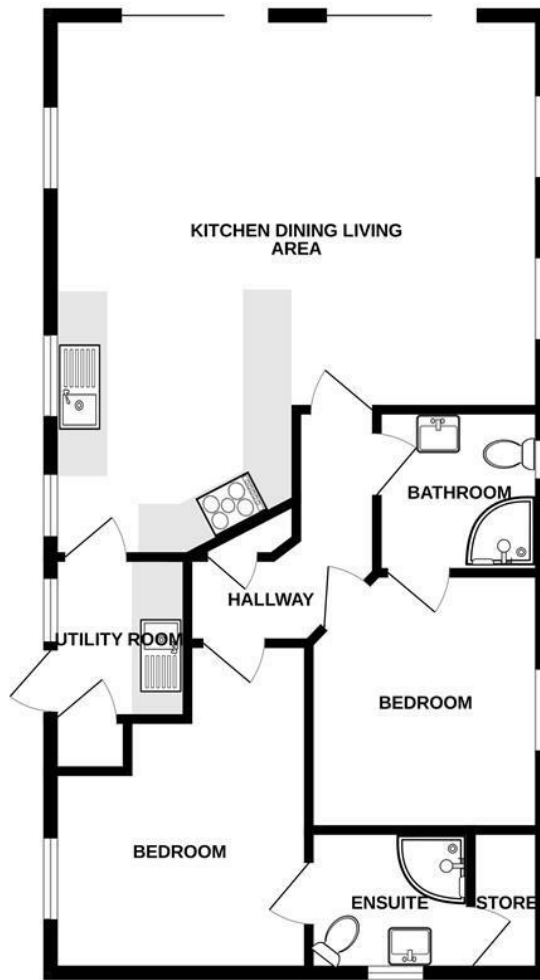
Viewings



Strictly by appointment through the agents Carling Jones -
contact a member of the team at the Skipton Office on
01756 799163



GROUND FLOOR



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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Council Tax Band

Call us on

01756 799163

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<https://carlingjones.co.uk/>

Energy Performance Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

CARLING
JONES