



41 Chris Crescent Upton Cross Park, Upton, Poole, BH16 5PN

**Asking Price £65,000**

- One Double Bedroom
- Over 55's Only
- Useful Study
- Gas Central Heating
- Central Location
- Residential Park Home
- Wrap Around Garden
- Potential to Create Parking (STP)
- UPVC Double Glazing
- No Forward Chain

# 41 Chris Crescent Upton Cross Park, Poole BH16 5PN

No Forward Chain! A park home positioned on a nice sized plot within a popular residential site.



Council Tax Band: A



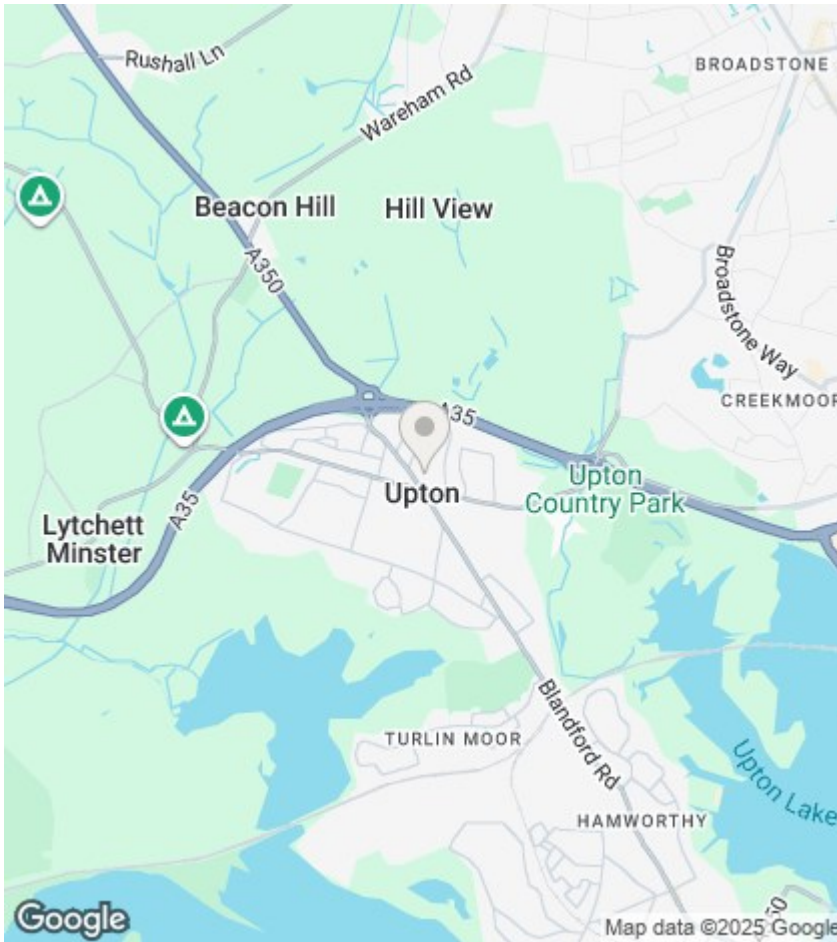
### Chris Crescent

Whilst requiring a certain degree of updating, the property briefly comprises: one double bedroom, useful study, kitchen/breakfast room, lounge and shower room.

Further benefits include a brick built shed (requiring a new roof), gas central heating, UPVC double glazing and a good sized wrap around garden.

Upton Cross Park is a quiet & centrally located residential park home development within easy reach of a host of favoured amenities and a frequent bus route.

The property is offered for sale with no onward chain and internal viewing is encouraged at your earliest convenience! To arrange, or for more information, please call our Upton Branch.



## Agents Note

Whilst every attempt has been made to ensure the accuracy of details and measurements contained in these particulars, they are not to be relied upon especially when potential cost could be incurred.

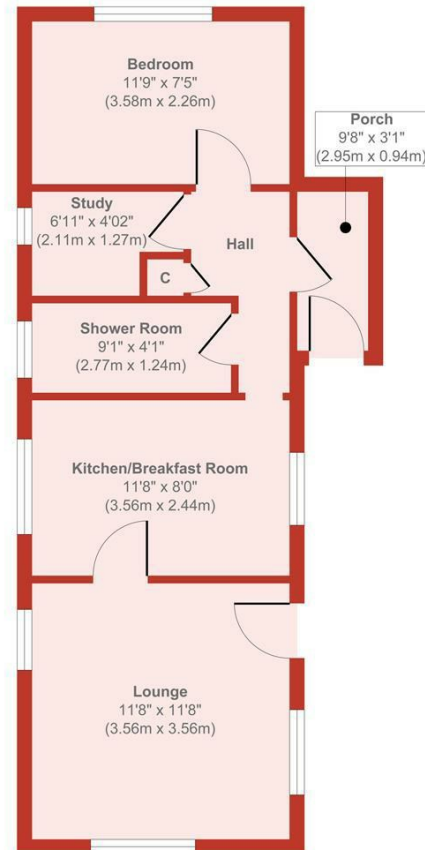
No appliances have been tested so the agent cannot verify that they are in working order. The agent has not seen any legal documentation to verify the legal status of the property. This must be verified by your chosen solicitor.

## Viewings

Viewings by arrangement only. Call 01202 622101 to make an appointment.

EPC Rating:

### Chris Crescent, Upton Cross Park



**Floor Plan**  
Approx. Gross Internal Floor Area 463 sq. ft / 43.01 sq. m  
Produced by Elements Property