

Delta Oxford 2013  
Golden Sands  
Dawlish Warren  
Devon  
EX7 0LZ

Holiday Home For Sale on park in Dawlish Warren. "Delta Oxford" Fully Inclusive Packages With Site Fees & Rates For 2018. Park has great transport links and is a stone's throw from the beach and train station.

**£44,995** DFD01155



## Accommodation

Open 11 ½ months of the year, 2018 site fees & rates included, Two bedrooms, Master Bedroom with en-suite WC., Lounge with Dining Area, Kitchen with integrated fridge freezer and cooker, Family Shower Room, Double glazing and central heating, Decking, Just a short walk away from Dawlish Warren blue flag beach. Many on site facilities.

### **Delta Oxford 2013**

Delta Oxford 2013 with 2 bedrooms, Double Glazing, Central Heating and Decking priced £44,995 with Free 2018 Site Fees & Rates. Double Glazed and Centrally Heated the Delta Oxford is a holiday home that all the family can enjoy at any point of the year regardless of the weather. The holiday home has a closed off living room area with freestanding furniture, electric fireplace and front opening doors-perfect for having open in those summer months with the warmer weather. The kitchen has cupboard storage space, integrated fridge freezer and cooker, there is also a freestanding dining table and chairs where all the family can sit and enjoy a meal together after a day of using the facilities. As you proceed towards the rear of the holiday home there are two good sized bedrooms. The twin bedroom has two single beds, wardrobe and over bed storage space. The master bedroom has a double bed, double wardrobe, small sofa and vanity area, also access to an en-suite toilet. The family bathroom is of good size with toilet wash basin and full sized shower. Price includes 2018 Site Fees & Rates Park opens 50 weeks of the year.

### **Best of Golden Sands**

A green and spacious park with those unbeatable sea views – A stone's throw away is Dawlish Warren's sandy beach with beach huts and a nature reserve that provides the perfect day by the sea – Fish in our park lake or have a round of free golf at our Dawlish Warren Golf Club, or just relax in your lodge and have a BBQ - We have a new lodge development for luxury living in the beautiful settings "Tree Tops". A selection of show homes are available for viewing and a guided tour of the site is an absolute must.

### **What's on the park**

The park has the following facilities: Arcade and Amusements, Game zone, Free Golf, Free Fishing, Family Bar with Sky TV Entertainment, Venue Entertainment, Play Area Adventure Playground, Free-WiFi in Clubhouse, Outdoor & Indoor Swimming Pools, Mini Mart Store, Blue Flag Beach, Pets Welcome, Dog Exercise Area, Launderette, Plus much more!

### **Notes**

- o Park open 50 weeks a year
- o Exe Estuary Seaviews
- o Blue Flag Beach & Train Station
- o Beautiful Coastal Walks
- o Private Owners Lounge
- o Swimming Pools, Restaurant & Bar
- o Holiday Home Come Fully Furnished And Equipped
- o Finance Available
- o 2018 Site Fees & Rates Included
- o Pet Friendly
- o Free Golf & Fishing

Site visit highly recommended and can be arranged upon request. Holiday homes are not intended for residential use.

### **Site fees**

Site fees & rates for 2018 are now included in the package price of all our new and pre-owned holiday homes, meaning you're able to spread the cost within any monthly finance payments. We like to ensure owning a holiday home with us is as affordable as possible, and we let new owners know of all the added running costs from the outset. You'll know exactly where you stand from the beginning of your buying journey right through to when you collect your keys. Annual site fees are £5895 for Lodges \*Site fees depends on the size of the holiday home and park\* Subject to pitch availability and holiday home suitability.

### **N.B.**

Featured and photographed above is just one of the options available, we highly recommend booking a site visit to find the right pitch and model for your requirements. Your details will be passed on to our representative on the site who will contact you with further details.

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