

Two Modern Bathrooms with Showers

Two Bedrooms

11.5 month season

Residential specification

Elevated views over the Blackadder River



What a stunning Lodge and plot! This brand new Victory Lakewood lodge has just had both of its UPVC decks fitted. Enjoy the elevated view over the Blackadder river which runs the full length of our award winning park. Huge specification, including two modern bathrooms with showers. Master bedroom with walk in wardrobes. Residential specification. The price includes, siting , plumbing, electric hookup, decking, gas and electric certificates, aerial and two gas bottles. No extras. Low site fees. For a purchase April, site fees for 2023 included. Heating is provided by a gas central heating system with radiators in every room. Double glazing and great insulation will keep you warm on those chilly winter nights , as this dog friendly park has a long 11.5 month season, allowing you to use your holiday home as often as you wish. Of course no holiday park is complete without a good pub ( The Blackadder ) and a store. Well we are lucky enough to have both within a two minute walk from our entrance. The real feature of the park however is the wonderful Blackadder Water river, which runs centrally through the entire length of the park. Joining up with the Tweed some miles away. The river is home to Brown trout, Otters and Herons. On our doorstep are a multitude of entertainment options. A popular area for fishermen, golfers, mountain bike enthusiasts and of course walkers. A short 40 minute drive to and from Edinburgh means the attractions of this amazing city are not far away.

**For an appointment to view call 01772 633399 or email**  
**[info@tempoparkhomes.co.uk](mailto:info@tempoparkhomes.co.uk)**







#### Tenure

We have been advised by the vendor that this property is leasehold and subject to site fees. This information should always be checked prior to purchase.

#### Notice

Please note we have not tested any apparatus, fixtures, fitting or services. Interested parties must undertake their own investigation into the working order of these items. All measurements stated in this brochure are approximate and photographs provided are for guidance only. We are advised that the property is subject to site fees.

## **Terms & Conditions**

Misrepresentation Act 1967:- tempoleisure.co.uk looks to ensure that all our sales particulars are accurate and reliable, we believe the above details to be correct but their accuracy cannot be guaranteed and they do not constitute any part of an offer or contract. Any intending purchasers or lessees must satisfy themselves by inspection or otherwise as to the correctness of each statement in these particulars before entering into any formal contract to purchase or to rent this property.

## **Arrange A Viewing**

If you are interested in viewing a property through tempoleisure.co.uk please call our team on 01772 633399 or email [info@tempoparkhomes.co.uk](mailto:info@tempoparkhomes.co.uk)

## **Property Listing**

If you are thinking of selling or letting your property tempoleisure.co.uk will be more than happy to help, please call our team on 01772 633399 or email [info@tempoparkhomes.co.uk](mailto:info@tempoparkhomes.co.uk)