

Brookfield Park

Tom Hartley Jr offers luxury park homes with a difference ...



It's not surprising that the concept of park homes is becoming increasingly popular. With flexible, energy efficient accommodation, set in attractive leafy sites, as they say, 'What's not to love?'

Brookfield Park near Chesterfield is the latest acquisition by Tom Hartley Jr, whose family has been associated with the park home industry for several generations. With so much experience in this niche area of property, few are better placed to provide exactly the right combination of amenities and price.

THE SITE

Brookfield Park, set in the heart of the Peak District, has recently undergone a huge refurbishment, including a new electrical system, water supply and newly resurfaced roads, raising the standard of the park's facilities without urbanising it, while keeping the plots that make Brookfield stand out. The Park's luxurious properties are all single storey, ensuring good views for everyone, and come in a range of finishes.

THE HOMES

A good example is the top-of-the-range 'Chatsworth', one of which sold recently for £150,000. Externally the Chatsworth is finished in mellow buttermilk stipple with contrasting charcoal roof tiles and Georgian style uPVC windows. There are two double bedrooms – one with en suite – while the main bathroom comes complete with corner bath, gold taps and

gold curtain poles. The white high-gloss kitchen is equipped with fully integrated appliances, including washing machine, fridge/freezer and dishwasher. This property, like all homes in the park, comes fully furnished and is neatly surrounded with stone flagging and backed by a drystone wall, which visually anchors the property to its environment. Its lucky purchasers will also enjoy spectacular views and close proximity to a bus stop. For a more budget-conscious option, the new 'Stately Tredgar' is excellent value at £110,000, with a garden and great views.

MAKE YOUR CHOICE

When you've decided that you'd like a park home, either at Brookfield Park or one of Tom Hartley's other sites, you can choose your plot and design your own home with one of the park home manufacturers. Each high-spec building is hand-built by craftsmen using traditional methods. Plot sizes vary from 36 x 20ft to 58 x 22ft.

THE ADVANTAGES

Brookfield Park benefits from nearby shops and buses that pass the entrance of the site but an even greater advantage is the option to release equity from a larger family house for financial security in retirement or even holidays in the sun. Easy to run and maintain, a park home also means a reduction in housework and diy chores – who could sniff at that?

ANY QUESTIONS?

One question that prospective purchasers often ask is whether the property has security of tenure and if it can be sold or bequeathed just like a conventional house. The answer is a resounding 'yes', with an act of Parliament ensuring these two important points.

MORE BENEFITS

An active social life is available too; with the community spirit flourishing, no-one need feel lonely – although privacy is of course respected. The residents themselves initiate committees, clubs and plenty of other activities.

FINANCIAL MATTERS

General maintenance, road repairs, lighting and grass cutting on common areas is included in a monthly-payable ground rent, and council tax is the lowest band A. Another benefit on top of the competitive purchase price is that no stamp duty is payable on a park home.

LOCATION

Brookfield Park is well situated close to the tranquil village of Old Tupton, and the 14th century village of Ashover. A little farther afield lies picturesque Matlock Bath, Chatsworth House, Lea Gardens and no fewer than six golf courses. But with everything, including friends and neighbours, just a stroll away, anything else is a bonus.

For more information on Tom Hartley park homes call tel: 01283 763300. □