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|  **WOODLANDS PARK** **Woodlands Lane, Almondsbury** **Bristol BS32 4AS** **Residential Park for 50+** **172 Pitches (approx)****Berkeley Logo.jpg** |
| **Park Manager** | Mr Nick Peck Park Office: 01454 612603 |
| **Park Office Hours** | Monday to Friday 10.00 am - 12.00 pm 12.30pm – 4.00pmOther times by appointment |
| **Pitch Fees** | For new homes: £176.00 Due on the first day of each month at the park office or by Direct Debit/Standing Order. Reviewed on 1st January each year. |
| **Council Tax** | Band A at £1,368.77 per annum. |
| **Water/Sewerage** | Payable at the park office or by Direct Debit/Standing Order. |
| **Gas** | Mains gas charged direct by supplier. |
| **Electricity** | Mains electricity charged direct by supplier. |
| **Home Insurance** | All homes must be insured. |
| **Pets** | Pets are not accepted. |
| **Refuse Collection** | Dustbins are emptied every other Friday and recycling boxes/garden waste every Friday. |
| **Public Transport** | Buses to Bristol and Cribbs Causeway run from the park. |
| **Park Facilities** | Licenced Club.  |
| **Local Facilities** | Doctors Surgery & shops are close by. 5 minutes walk to new Willow Brook shopping centre. |
| **Park Rules** | All residential park homes have the benefit of a Written Statement under The Mobile Homes Act 2013 (previously The Mobile Homes Act 1983 as amended by the Housing Act 2004). A specimen copy of this agreement is available on request. The agreement contains Park Rules to ensure the good management of the park. |
| *This information is correct at January 2021. Every effort has been made to ensure the information provided above is accurate. However, we cannot accept liability for changes, errors or unintended misinformation. Please check locally for up to date details prior to proceeding with your purchase, particularly with regard to any aspect important to you.* |