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|  **WEST SHORE PARK** **West Shore Road, Walney** **Barrow-in-Furness, Cumbria LA14 3XZ** **Residential Park for 50+** **335 Pitches (approx)****Berkeley Logo.jpg** |
| **Park Manager** | Mr Ronnie Davidson Park Office: 01229 472195 |
| **Park Office Hours** | Monday to Friday 8.30 am - 1.00 pm & 1.30 pm – 3.30 pmOther times by appointment |
| **Pitch Fees** | For new homes: £173.00 Due on the first day of each month at the park office or by Direct Debit/Standing Order. Reviewed on 1st March each year. |
| **Council Tax** | Band A at £1,343.74 per annum. |
| **Water/Sewerage** | Payable at the park office or by Direct Debit/Standing Order. |
| **Gas** | Mains gas charged direct by supplier. |
| **Electricity** | Payable at the park office or Direct Debit/Standing Order or charged direct by supplier (plot dependant). |
| **Home Insurance** | All homes must be insured. |
| **Pets** | One dog and one cat or two dogs or two cats only per home would be considered. |
| **Refuse Collection** | Dustbins are emptied every week on Wednesday and recycling boxes/garden waste are emptied every other Wednesday. |
| **Public Transport** | Bus runs from outside the park every 15 minutes to Barrow-in-Furness. Main line train services run from Barrow-in-Furness. |
| **Park Facilities** | Milk is delivered to the park.  |
| **Local Facilities** | Doctors Surgery, Hospital, Dentist, supermarkets, banks, building societies, Post Office, cinema, shops and hotels are in Barrow-in-Furness which is a ten minute drive away. |
| **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 March 2022. 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.* |