


Energy Performance Certificates

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Directions

Council Tax Band Tenure Freehold

Agents Notes

We do not set out to avoid our civil and criminal liabilities by using clever use of word or photography however it is not always possible for us to guarantee that everything in our sales material is accurate. We strongly recommend that prospective purchasers seek their own professional advice. No responsibility can be accepted for any expenses incurred by intending Purchasers. We do not check or guarantee the condition of appliances, services or equipment. Equally any verbal statement from our staff forms no point of a contract. If you require written confirmation on any point we will gladly assist.



**£225,000**

**Omar Kingfisher Lodge Reynard Crag Park, High Birstwith, HG3 2JQ**

2 Bedroom Park home

**Occupying a prime position on this established sort after site with stunning for reaching views across Nidderdale-a two bedroom brand-new stylish park home-no chain involved.**

**For further details, contact us on 01423501201**



**HOPKINSONS**  
ESTATE AGENTS

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## Description

Reynard Crag Park is located at the end of Reynard Crag Lane. It offers luxury five star holiday park where it is open for 10 months of the year from the 1st of March until the 15th of January. There are nearby village amenities in Birstwith, Hampsthwaite and Darley .

The property is located within a well-kept privately approached development that his family run and his renowned for its high quality plus peace and tranquillity.

The spacious living area immediately evokes a feeling of comfort and ease. A white panelled ceiling and large windows accentuate the feeling of space and with its soft, earthy colour palette and sumptuous sofas, you'll be able to relax and unwind in true style.

Light and inviting the bedrooms continue the stylish yet relaxed feel with soft, natural colours and feature panelled walls. Stylish and contemporary, the bathroom and en-suite have a lovely warm feel; perfect for having a soak and unwinding at the end of the day.

