



**LUXURY PARK HOMES**

*Where Luxury Meets Lifestyle Living*

# Park Home Buyer Guide

## Introduction

Finding the right park home is an exciting step, whether you're looking for a peaceful residential setting or a holiday retreat. This guide is designed to help you understand the process, what to look for, and how to make an informed decision.

## What is a Park Home?

A park home is a detached, single-storey property located on a licensed residential or holiday park. They offer a unique lifestyle, often in quiet, well-maintained communities.

## Residential vs Leisure

Before you begin, it's important to understand the difference:

### Residential Parks

- You can live there all year
- Usually for over 45s or 50s
- Council tax applies
- Main residence

### Leisure Parks

- Holiday use only
- Cannot be your main residence
- Often have seasonal restrictions

## How the Process Works

### 1. Search for homes

Browse available homes by location, park, or features.

### 2. Shortlist properties

Compare options and narrow down what suits your needs.

### 3. Arrange a viewing

Contact the park directly to book a visit.

### 4. Ask questions

Understand fees, rules, and what's included.

### 5. Proceed with purchase

All purchases are made directly with the park operator.

## **What to Check When Viewing**

- Condition of the home
- Plot size and position
- Parking availability
- Outdoor space
- Surrounding area
- Park rules and community

## **Understanding Costs**

Typical costs include:

- Purchase price
- Monthly pitch fee
- Council tax (residential)
- Utilities

Always ask for a full breakdown before proceeding.

## **Important Things to Ask**

- Is the park residential or leisure?
- What are the pitch fees?
- Are there any age restrictions?
- What is included in the sale?
- Are pets allowed?

## **Final Thoughts**

Take your time, ask questions, and make sure the park and home are right for you. Buying a park home is not just about the property – it's about the lifestyle.

### **Disclaimer**

The information provided in this document is intended as general guidance only and does not constitute legal, financial, or professional advice. Luxury ParkHomes acts as a marketing and listing platform and does not sell park homes or act as an estate agent. All enquiries, viewings, and purchases are handled directly with the relevant park or operator. While we aim to ensure the information provided is accurate and up to date, details such as pricing, fees, regulations, and park rules may vary and are subject to change. You should always confirm all information directly with the park or operator before making any decisions.