



SALES INFORMATION

Please make an appointment with the park manager to view any of the units or to discuss any sales enquiries.

Pitch Fees

Included in the pitch fees are:

Water charges, refuse collection, park maintenance, and Freesat TV signal.

Pitch fees for the 2017 season are as follows:

12ft wide unit, non loch front pitch	£2,466.70 + rates
12ft wide unit, loch front pitch	£2,881.06 + rates
13ft wide, non-loch front pitch:	£2,673.48 + rates
20ft wide unit, non loch front pitch	£2,880.26 + rates
20ft wide unit, loch front pitch	£3,494.17 + rates

Pitch fees are due on the 1st March annually. You may elect to pay the fees by standing order over 10 months.

The first payment is due on the 1st November and the last on 1st August (five months advance and five in arrears).

The Season

The park is open from 1st March through to 31st January. The park is closed for the month of February and utility supplies are switched off at this time. Inverbeg Holiday Park is **not** a residential park. All owners must be off the park during this month, no over night stays are permitted. We have the right to close the park and stop access at anytime due to Health and Safety reasons.

Other Costs and Requirements

Other costs involved with owning a holiday home at Inverbeg are:

- Gas bottles are bought when required; these can be ordered at the office and will be delivered on Thursday and Saturday afternoons
- Electricity is billed quarterly based on the meter reading from each unit, a £9.50 plus vat service/admin charge will apply for each reading.
- Each unit at the park must be insured & a valid copy of the insurance certificate held at the park office. This is a legal requirement. Details of specialist insurers can be obtained from the park office on request.
- We also offer a Ramtech alarm system for extra security. There is one installation charge (£470.00 upwards) if not already fitted in unit, then an annual service charge (around £75.00) will apply. In case of an alarm being raised, the duty member of staff will investigate and call the police if necessary.
- Boating facilities are available at the park for an additional charge. Please contact the office for further information.
- If you wish to hire out your unit this must be done through the Park. Please contact the office for further details.
- All sales are subject to a charge of 15% commission + VAT.

Licence Agreement

We offer a 10 year Licence Agreement with a new caravan or up to 25 years with a new lodge (depending on the lodge specification). If you purchase a pre-owned holiday home, you will receive the balance of the Licence Agreement with the unit. For example if the caravan is 2 years old you will receive the balance of 8 years Licence Agreement with the caravan. When your Licence Agreement expires you will not be able to sell the caravan on park. If you do not wish to upgrade we will generally find a trade buyer for the caravan and it will go off park. A Licence Agreement extension may be possible for a maximum of 1 year after the date of expiry of the original agreement. The extension is at the sole discretion of the park management.