



Your 5-Step Guide to Buying a Holiday Home

The definitive guide to buying a static caravan
or lodge in the UK



Introduction

Welcome to the Parklink buyer's guide, which will walk you through the process of purchasing your own getaway on a choice of beautiful parks in the UK.

When you're considering holiday home ownership, there are a lot of things to think about, and it might be a difficult undertaking at first. This buyers guide, on the other hand, will walk you through the general process step by step, making your life a little easier.

Owning your own holiday home is a fantastic investment and something the entire family can enjoy.

So, let's begin! Here are the five steps to purchasing a holiday home.

“How can I make the best decision possible when purchasing a holiday home?”

01 Location

Most holiday home owners opt for a location that is within a 1-3 hour drive. You can leave work on a Friday and head to your holiday home for a restful weekend.

If you're retired and have more free time, you might want to search further afield so you can spend more time at your holiday home.

Make a list of the features you're looking for in a location e.g. near a beach, transport, pet friendly etc.



How Parklink Can Help

By browsing our location section, Parklink can help you get started on your search for the ideal holiday home. You will be shown a map of the United Kingdom, on which you can view holiday homes by park, type and location.

[GET STARTED RIGHT NOW BY CLICKING HERE.](#)

You might want to pay a visit once you've decided on a possible site for your holiday home. Why not plan a weekend getaway or a day excursion to your selected destination? Some holiday parks even provide a "try before you buy" experience, which can be extremely helpful in making your decision.

Park Types:

- [Quiet & Peaceful](#)
- [Family Friendly](#)
- [Subletting Permitted](#)
- [Pets Welcome](#)
- [12-month Season](#)
- [Waterside](#)

Location Choices:

England

- [South East](#)
- [North West](#)
- [North East](#)
- [East England](#)
- [East Midlands](#)
- [South West](#)
- [West Midlands](#)
- [Yorkshire](#)
- [South](#)

Wales

Scotland



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Choosing the right holiday park

Now that you've chosen a location, you may start looking for a holiday park. You can conduct this search on the Parklink website, which allows you to view numerous parks, or you can contact us for assistance. Another option is to drive about your target location and look for well-marked holiday parks.

Parklink provides a FREE holiday home finder service. Simply provide us with your requirements e.g., location & budget, and we'll make pass this onto our partner parks to help you further.

We can assist you in narrowing down your search by using the Park type e.g.

- Pet friendly
- Family friendly
- Quiet & peaceful
- Luxury & exclusive
- Waterside holiday parks etc.



Things to keep in mind when choosing the right holiday park:

Season length – Do you want to be able to visit all year with no closures, or are you OK with a ten-month season?

Pets welcome – If you have pets, a holiday house of your own is the best option. Many neighbourhood taverns and restaurants are now pet-friendly, as well.

On park facilities – Consider facilities & features a park may have. Would you like an indoor heated pool or perhaps a bar & restaurant or entertainment or simple are you looking for something as quiet as possible? The choice is yours!

The park's size – Parks come in different shapes and sizes so its worth considering if you are happy to be on a park with hundreds of other static caravans & lodges or something small and intimate.

Parklink is here to assist you in finding your ideal holiday home, whether that's a static caravan or lodge.

5-Step guide to holiday home ownership

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What kind of holiday home?



Static Caravan or Lodge?

The static caravan is more than adequate for occasional holiday use, with all the amenities and enough space for a short stay. You may want to explore other options if you want to spend more time there, and obviously the more you can invest, the more luxurious it will be.

When it comes to selecting the ideal holiday home for you, there are no right or wrong answers. It all depends on the type of holiday you want to take, how much you can invest into it, and who you want to accompany you.



Static Caravans

Static caravans are an affordable choice for many first-time holiday home owners, with pre-loved models starting from as little as £10,000 , depending on the age, size, and specification. A static caravan is a fixed property, so don't expect to be able to move it around whenever you want to go on holiday.

Static caravans come fully furnished, sited and ready for you to enjoy right away – Simply bring your toothbrush!

To make your experience even better choose a static caravan with double glazing & central heating perfect for the colder months.

Lodges

Lodges are worth more than static caravans due to build quality & size of property.

Depending on the park and location lodges start from £100,000 right up to £500,000 + within highly sought-after locations!

However, the increased price tag comes with some truly opulent features, increased letting income and stronger residual value when you come to sell.

Lodges have all of the lifestyle benefits of a static caravan, but with a high-end spacious apartment feel.

Typical lodges sizes:

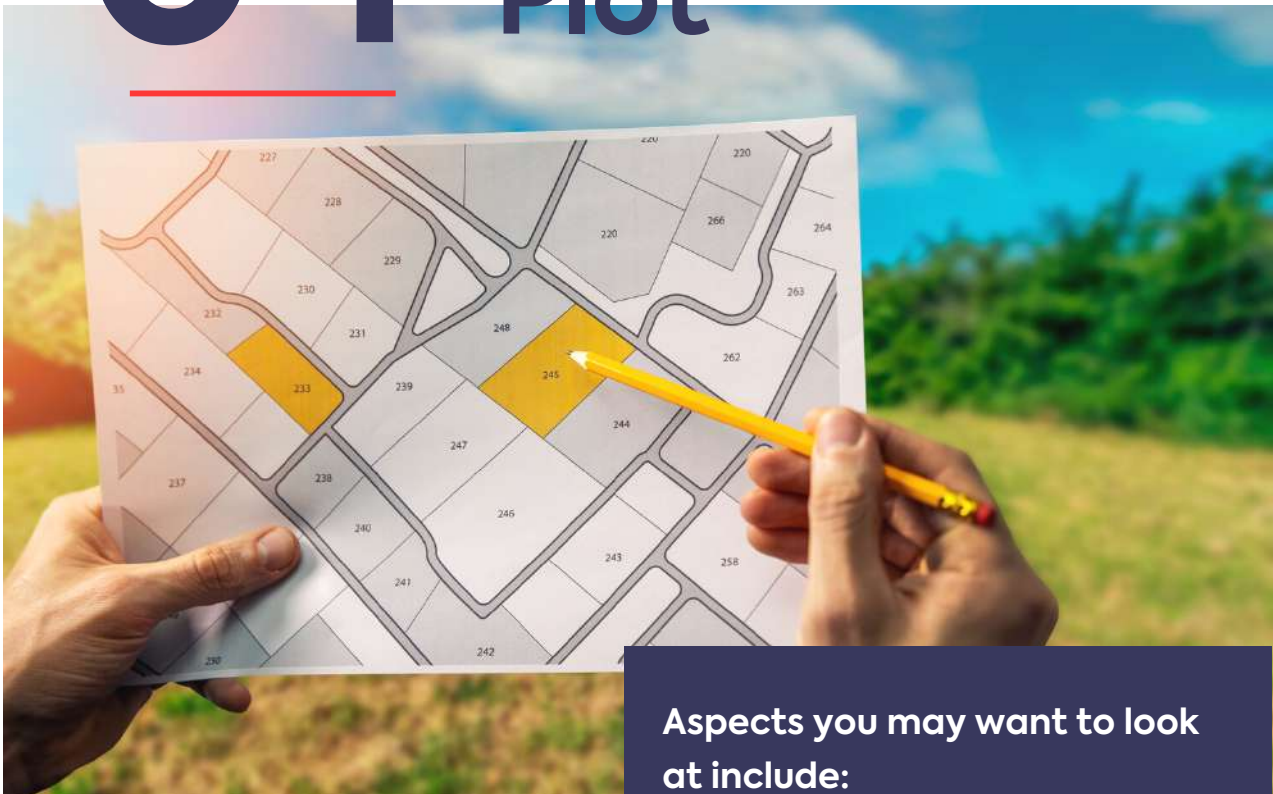
40ft x 20ft

42ft x 22ft

With a luxury lodge you'll have space for the whole family to spend many memorable holidays together.



04 Plot



You've chosen your ideal location, discovered your dream holiday park, and selected the ultimate holiday home. The next step is to decide on a position.

Always make sure you are delighted with your position right away, as the park may not be willing to move it later or you may be charged an additional fee. Run through all potential costs in step 5.

Aspects you may want to look at include:

- Size of plot – Does the holiday home fit nicely with plenty of space around it?
- The location of the sun on your static caravan throughout the day.
- How close or far do you want to be to the park's amenities?
- Do you have private parking alongside your holiday home or nearby?
- Have you a decking area or permitted to add one?

05 **Affordability**

Having a holiday home is a fantastic luxury, and purchasing, operating, and maintaining one entails a significant financial investment. When it comes to purchasing, there are two aspects to consider and budget for;

How much you can invest and how much are you allowing for set-up costs?

Static Caravans - New static caravans start at £40,000 and go up to £100,000 plus. Many parks have pre-loved caravans, and you can search by price bracket on Parklink to discover something that fits your budget.

Lodges - New lodges on the park start from £150,000. There are also some fantastic ex-demos or pre-owned offers to be had, which can help you save money.

Consider the entire amount you'd be willing to put into your holiday home. This price should include the cost of the static caravan as well as any additional set-up expenses.



Running Costs

Once you start utilising your holiday home, you'll need to budget for annual operating costs, which include the following:

Site Fees

The biggest expense is annual site fees, which start at £3,000 per year. Site fees is influenced by a number of factors, including:

- Location
- Outlook
- Facilities on park
- Size of plot

Rates

Non-residential charges are normally due once a year and are billed by the holiday park. Most parks charge rates, however others include them as part of the ground rent. Rates might start at £250 and go higher from there.

Insurance

Depending on the amount and needs of your policy, You need to budget from £350 upwards for Holiday home insurance. Investing in a fully comprehensive insurance cover will give you extra piece of mind and If you are planning to rent your holiday home we advise add sublet cover.

Services

Gas can be delivered to your home in bottles or through pipes, while electricity is normally read and billed once a year. Your ground rent may include a water price, or your park may charge an additional fee.



FIND YOUR HAPPY PLACE

We sincerely hope you have found this buyer's guide to be helpful, and that we can assist you in your holiday home owning journey, either now or in the future.



Use our **FREE** holiday home finder service to find your dream home away from home!

It only takes 60 seconds to complete, and we will locate a holiday park that meets your needs.

GET STARTED

This document's information is intended to serve as a general guide. It is your obligation to ensure that you are aware of the purchasing procedures at the holiday park where you intend to purchase a static caravan or lodge.



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