



Discover Your Home-from-Home at Woodleigh Caravan Park



Welcome to Woodleigh Caravan Park

Escape to the delights of Devon at our new development caravan park. With two onsite ponds and touring facilities, our park can be fun for the entire family.

We offer luxury holiday homes, in which you can relax all year round, with your very own retreat from everyday life.



LOCATION

We are conveniently situated just off the A30 at Cheriton Bishop, in the heart of Devon, providing easy access to the entire county. It's just a 20 minute commute into Exeter and an easy drive to Cornwall and St Ives.

There's also a bus stop located directly at the entrance which has the 6 & 6A along with the 173 running directly to Exeter, if you don't fancy driving.

FACILITIES

Each holiday home offers generous space for parking, and should you have visitors, let them bring their own accommodation. We offer pitches as little as £30 for tents.

Next door to the park is Woodleigh Coach House, a divine café and is open daily until 3pm.

We also offer fishing in our two on-site lake for just £10 Per day.



Why Choose Woodleigh Caravan Park?

- Excellent Location
 - Our park offers great access to Dartmoor National Park and the South West Coast.
- No Subletting Charges
 - Rent your holiday home without any additional charge at an excellent ROI.
- Open 12 Months a Year
 - You can come and go as you please with no restrictions.
- No Sites Fees Until 2025
 - When you buy you don't have to worry about site fees until next year.
- No Age Limits on Holiday Homes
 - As long as it looks tidy, you can stay as long as you like.
- All Animals are Welcome
 - Bring your furry friends along, they are more than welcome.
- Good Transport Links
 - Wherever you want to be in the South West, we have easy access to the North and South.
- Finance Available - Often No Deposit Required
 - If you haven't quite got the funds available, there are plenty of finance options.



Finance Packages



Close to Dartmoor National Park

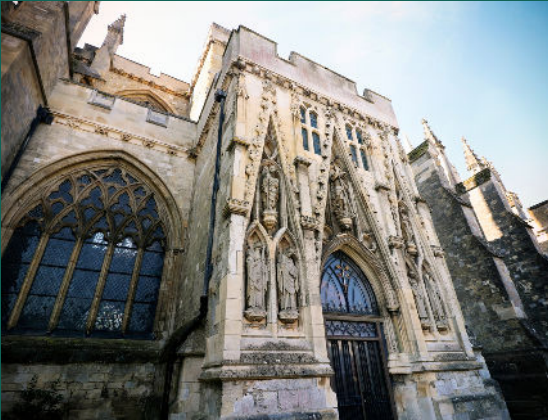


Pet Friendly





Exploring Beyond Woodleigh Caravan Park



EXETER

Welcome to a city rich with history, culture, and vibrant modern life. Ancient Roman walls encircle its centre, where the magnificent Exeter Cathedral stands as a testament to centuries of architectural brilliance. This bustling city harmoniously blends the old with the new, offering an array of boutique shops, museums, art galleries, and award-winning restaurants. The River Exe adds a picturesque backdrop to its lively quayside, perfect for leisurely walks or adventurous water sports.



TORQUAY

Affectionately known as the jewel of the English Riviera, Torquay offers a blend of coastal charm and elegant sophistication. This seaside town is famed for its palm-lined promenade, marina bustling with yachts, and an enviable climate that rivals the Mediterranean. Torquay's sandy beaches and crystal-clear waters invite relaxation and adventure alike, while its vibrant nightlife, exquisite dining, and boutique shopping cater to all tastes. Rich in history, the town is dotted with Victorian architecture and natural wonders.

PLYMOUTH

As a dynamic waterfront city with a proud naval history, Plymouth is overlooked by the stunning Plymouth Hoe. Offering breath-taking views of the sea and the iconic Smeaton's Tower lighthouse, it's a city that both celebrates its maritime heritage and embraces modernity. Its historic Barbican district, with cobbled streets, Elizabethan gardens, and the famed Mayflower Steps from which the Pilgrim Fathers set sail, coexists with contemporary cultural scenes, bustling shopping centers, and a vibrant nightlife.



CORNWALL

As a mystical and enchanting region in the far west of England, Cornwall is famed for its rugged coastline, charming fishing villages, and mystic moorland. Known for its breath-taking seaside scenery, it boasts picturesque beaches, spectacular cliffs, and sweeping bays that offer surfing, sailing and secluded sunbathing spots. The region's unique Celtic heritage is felt everywhere, from its ancient stone circles to the captivating tales of King Arthur. Being an easy drive from our park, Cornwall offers something for all tastes with entertainment.



Bespoke Luxury Holiday Homes



HOW MUCH CAN YOU EXPECT TO PAY FOR A LUXURY LODGE?

The South West of England is a sought after location when it comes to holiday homes. What many people don't know is that it's often more affordable than you think to own one for yourself.

Our holiday homes start at **£35,000**, complete with bespoke options including turnkey ready.

WHAT ABOUT THE SITE FEES AND RUNNING COSTS?

All park homes have their unique costs, it will all depend on usage. Of course the more you use it, the more utilities will be.

Our holiday homes are provided with electrical connections which is billed per quarter and gas is supplied on bottles.

Our site fees, are due yearly and are **ONLY £4250**.

But the good news is; when you buy your holiday home in 2024, you don't have to worry about site fees until 2025.

Our site fees cover all park maintenance, landscaping, water rates and use of the park all year round.



Step into unparalleled luxury with our holiday homes, crafted to perfection with the highest standards. Also, with tailor-made options available you can fulfil your dream home desires.

For those eager to move into their new retreat, our turnkey solution transforms your static caravan into a ready-to-live masterpiece - just unlock the door and step into your new chapter, available for a nominal extra charge.

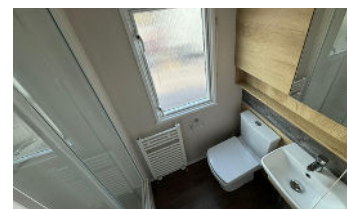
While our prices may be modest for the area, they in no way detract from the opulent quality and allure that is the signature of our properties.

WORRIED ABOUT FINDING ONE ON BUDGET?

Whether you're waiting for funds to free themselves, or wish to treat yourself with a more luxury model, we can help.

Unlock your perfect holiday home with flexible financing, including options available for qualified buyers without any deposit.

Speak to us today for more information.





Life at Woodleigh Caravan Park as an Owner

UNMATCHED SECURITY AND PEACE OF MIND

Your peace of mind is our top priority. Woodleigh Caravan Park assures 24-hour security, with a dedicated warden on-site and camera coverage throughout the park. This vigilant security setup ensures that whether you're here or away, your property and privacy are safeguarded around the clock.



TURN YOUR LODGE INTO AN INCOME

When you're not basking in the tranquillity of your holiday home, why not rent it out? We take no charges if you choose to sublet, which means every penny you make is yours. Supplement your retirement funds or help provide a better life for your family, with internet connections available and residential specs, your holiday homes makes the ideal holiday rental.



UNLIMITED ACCESS ALL YEAR ROUND

We understand that the longing for a peaceful escape doesn't wait for the right season. That's why we are open all year round, providing you freedom to come and go as you please. Your lodge is your haven every season, be it a spontaneous summer getaway, a serene autumn retreat, or a cosy winter hideaway.



Our Dream Can Be Your Reality



**OUR PARK IS STILL
DEVELOPING, BUT
PLOTS ARE
SELLING FAST**



WOODLEIGH

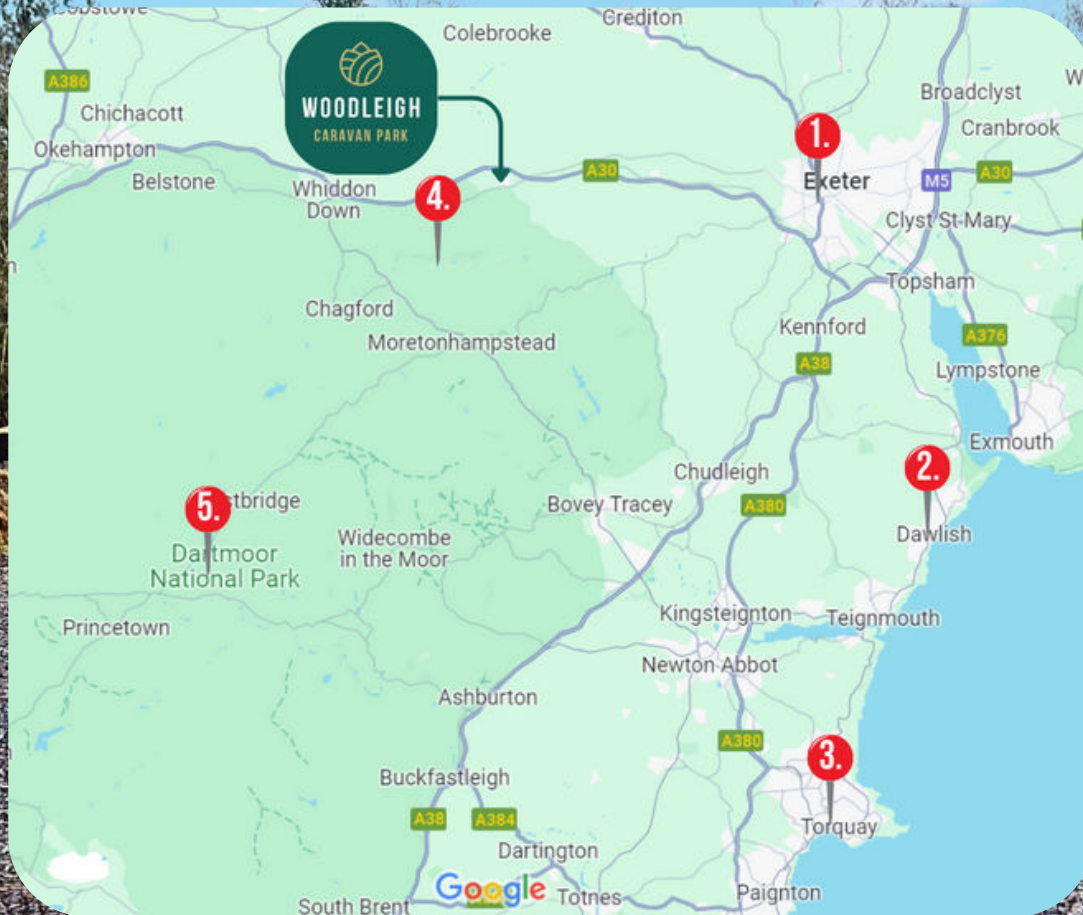
CARAVAN PARK



MAP KEY

	RECEPTION		TOURING PITCHES		FIRE HYDRANT
	HOLIDAY HOMES		TENT PITCHES		REFUSE AND RECYCLING
	LODGES		WATER TAP		

It's All About Location



- 1. EXETER**
Easily accessible with just a 20 minutes drive
- 2. SOUTH COAST BEACHES**
A 30 minute drive from our park
- 3. TORQUAY**
Excellent location for an easy ride out
- 4. CASTLE DROGO - NATIONAL PARK**
Only 15 minutes from our park
- 5. DARTMOOR NATIONAL PARK**
Just a 15 minute drive from our park



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