



NEW PINES HOLIDAY HOME PARK



your time for adventure

Find your next adventure, build sandcastles on summer days, explore traditional seaside towns and have the BEST family getaways.

There is so much waiting for you to discover along the North Wales coast, from lost legends and historic castles, to breathtaking views atop famous mountains and beautiful golf courses. There really is something for everyone.



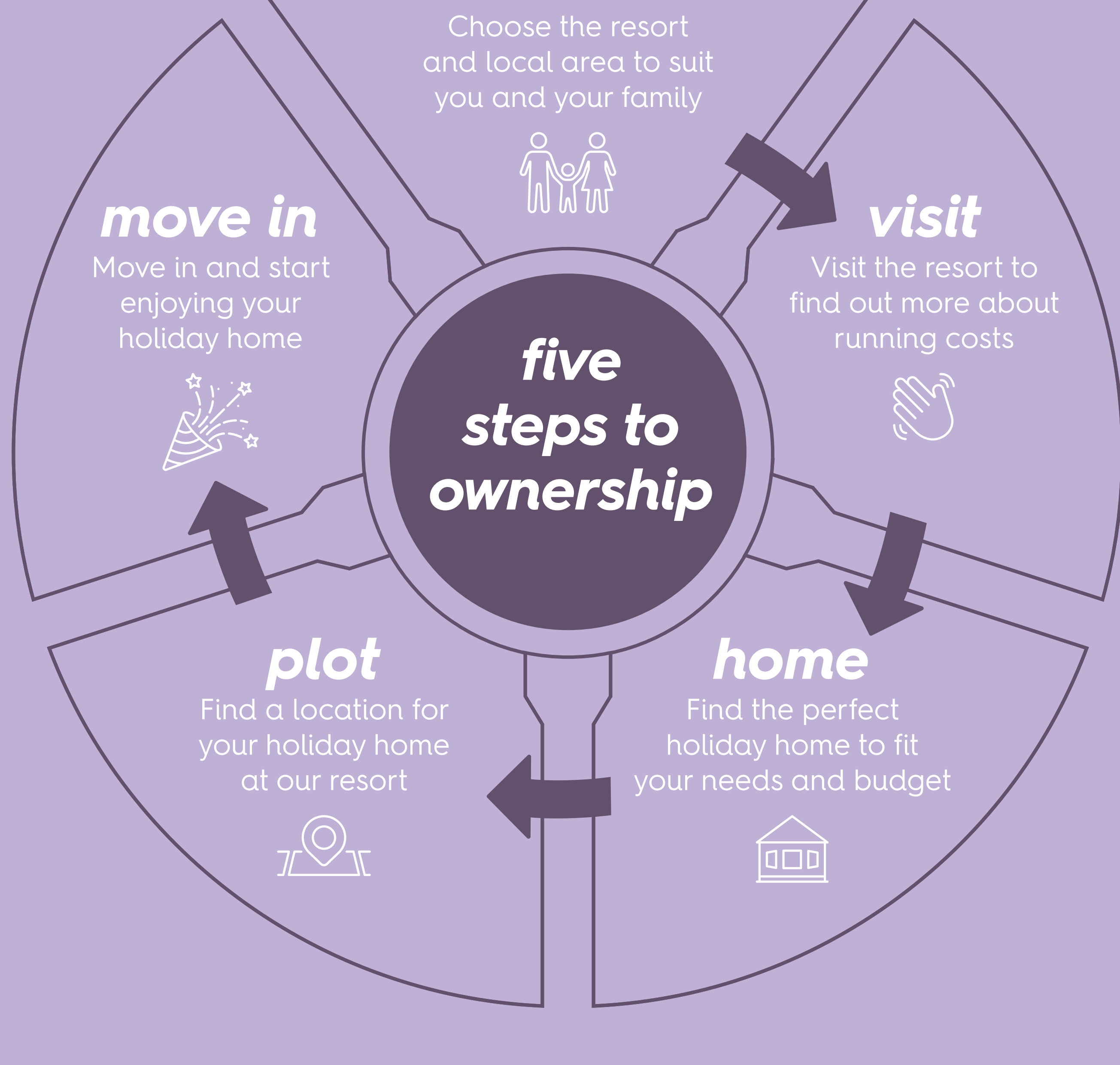
what to expect

- Indoor heated swimming pool
- Children's activity programme
- Evening activity programme
- Spa pool
- Steam room
- Sauna
- Gym
- Bistro
- Family bar
- Over 21s bar
- Gated entrance
- WiFi

It's more than a holiday home, it's your own slice of North Wales to escape to. Enjoy a whole host of benefits that come with owning your dream holiday home near the beach.



your journey to your dream holiday home



2025 resort fees and annual running costs

site fees from £3,070*

Owners' Season - 1st March until 10th January the following year

insurance and utility costs

Description	Per year
Non domestic rates	£150.52**
Water rates	£92**
Average Electric	£120**
Electric meter rental	£159.98**
Average gas	£120**
Daily gas service charge	£0.28**
Insurance (for 10ft wide)	£233.06**

*Site fees from £3,070 available on selected units and selected plots only. Regular site fees start from £6,001 per year. Offers subject to availability and may be withdrawn at any time without notice. Terms and conditions apply. **Based on average usage. These costs may vary and are a guide only.

what do my resort fees include?

- The rent of the plot that your holiday home occupies
- Indoor heated swimming pool
- Bistro & bar
- Activities programme
- Evening entertainment
- Enclosed dog only field
- Large playing field
- Resort maintenance and gardening
- Roadways, pathways and waste management
- CCTV and entrance barrier

holiday homes start from **£18,495***



view our holiday homes online

Discover our hand picked selection of holiday homes, offering the ultimate in comfort and luxury. Click here for a full overview, including:

- The latest models
- Up to date prices
- Finance calculator
- Buyer guides
- Full range of images
- Video walkthroughs
- Resort information

visit **www.darwinescapes.co.uk** or call **01745 858 010** to speak to our team

*All North Wales stock is interchangeable between resorts. Please note prices and fees vary per resort.