

## 10 things you need to know before buying a holiday caravan/holiday lodge

This is essential reading if you are considering buying a holiday caravan/lodge on a holiday park.

Ownership can provide you, your family, and friends with many years of happy holidays.

When you have found that perfect spot where you want to keep coming back to, naturally you will want to enjoy using it as often as you can. But a holiday caravan is just that – for leisure or holiday purposes only. This guide will help you understand what to do before and during your purchase, and what to consider when selling.

1. Do your research – make sure you have chosen the right location, park and holiday caravan for you and your family. 
2. Think of your holiday caravan as a long-term lifestyle purchase and not as a property investment. 
3. The resale value of your holiday caravan will be less than the original purchase price. 
4. Please note you must not permanently live in a holiday caravan. 
5. You risk being made homeless if you do not have an alternative permanent residence and will breach the site licence conditions by living in a holiday caravan permanently. 
6. Check that the park operator is an NCC member and complies with the *NCC's Best Practice Guidance for Holiday Parks with Holiday Caravans/Lodges in Private Ownership*. 
7. Make sure you are given, read and understand the contractual documentation – a purchase and licence agreement – before signing on the dotted line. Take appropriate independent legal advice if necessary. 
8. Prepare a set of questions to ask the park sales team. 
9. Remember it's really important to understand the different ways of selling your holiday caravan, its future value, and any additional charges you will have to pay the park. 
10. For more information on these tips and much more, including the NCC's Best Practice Guidance for Holiday Parks, visit [www.thencc.org.uk](http://www.thencc.org.uk) 