

HOLIDAY HOME OWNERSHIP

on the Jurassic Coast

Golden Cap ~ Eype Beach ~ Highlands End
Larkfield ~ Graston Copse ~ Sandyholme



2026 Brochure

WEST DORSET
Leisure Holidays



View our website

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GOLDEN CAP Holiday Park



Just yards from the beach at Seatown and surrounded by 2,000 acres of National Trust land, this park sits at the base of Golden Cap itself, the highest point on the South coast of England.

More on pages 8 & 9

EYPE BEACH Holiday Park



The newest member of the WDLH family, Eype Beach Holiday Park houses our most luxurious Lodges. It boasts spectacular views of the Jurassic Coast, as well as easy access to the beach.

More on page 10 & 11

HIGHLANDS END Holiday Park



One of Dorset's best Holiday Parks, Highlands End boasts a range of award-winning facilities including a leisure club, bar & restaurant and incredible views over 99 miles of coastline!

More on pages 12 - 15

LARKFIELD Holiday Park



Exclusively for holiday home owners, Larkfield is a small and private park just a couple of minutes walk from Hive Beach and the pretty village of Burton Bradstock with its excellent pubs.

More on pages 16 & 17

GRASTON COPSE Holiday Park



Also on the edge of Burton Bradstock is Graston Copse, a quiet countryside park hidden in the Bride Valley. Enjoy woodland and riverside walks in a truly peaceful part of Dorset.

More on pages 18 & 19

SANDYHOLME Holiday Park



Surrounded by meadows and farmland, Sandyholme sits in a quiet spot near the Isle of Purbeck. It is a great location to explore some of Dorset's most iconic attractions and landmarks.

More on pages 20 & 21

Welcome to Dorset

Whether you're travelling through the Dorset countryside or along the Jurassic Coast Road, you are greeted with breathtaking views in all directions. As you approach your Park, you relax and unwind, realising that becoming a Holiday Home owner on a West Dorset Leisure Holidays Park was possibly one of the best decisions you have ever made.

With the keys to your own Caravan or Lodge, you will have the freedom to come and go as you please, enjoying unlimited holidays on the Jurassic Coast through a 9 or 10.5 month season each year. Your own retreat to spend quality time with family, catch up with friends or just switch off and escape everyday life.

All of our parks are set in beautiful locations, but each of them are different and have their own features and qualities that make them special. Whether you're looking for spectacular views, lots of walking opportunities, easy access to beaches or a peaceful, countryside retreat, we're confident we have a park that will suit you and the lifestyle you are dreaming of.



Awards vary by park.

Why own with WDLH?

Did you know? We offer a 20 year license period as standard with all new Caravan Holiday Homes, between 5 and 10 years longer than many other Holiday Parks! For new Lodges, we offer 35 years!

Unmatched Locations

Whether you're seeking the rugged beauty of the coastline or the tranquility of rural landscapes, our locations provide the perfect backdrop for your Holiday Home. Immerse yourself in one of our six incredible locations, ensuring that every visit is a memorable and fulfilling experience.



A Lifestyle of Comfort and Convenience

Have a place to call your own and enjoy the ease of having your own space, where you can unwind and entertain. Fill your Holiday Home with everything you need and make the most of your leisure time without the hassle of bookings, deposits, travel arrangements or lots of packing!



Exclusive Benefits & Facilities

Gain access to a range of exclusive benefits. Use top-notch facilities and attend owner-only events to socialise with fellow Holiday Home owners and forge new friendships. Participate in fun activities and enjoy special discounts at on-park facilities and local attractions and businesses.



Create Lasting Memories

Enjoy peaceful mornings with a cup of coffee on your private decking, leisurely afternoons reading a book or strolling through nature, and evenings spent watching the sun set over the sea. These simple, yet profound moments of tranquility are what makes owning a Holiday Home so special.



Discover the joy of owning a Holiday Home, where we turn your dream of a coastal or countryside retreat into reality. Nestled in some of the most picturesque locations in Dorset, our Holiday Parks offer a perfect blend of comfort, convenience, and natural beauty, making them ideal for creating cherished memories with family and friends.

A Name You Can Trust

WDLH stands as a beacon of reliability and excellence, proudly run by the Cox family for over 55 years. We take immense pride in upholding our reputation for integrity, reliability and personalised care, as well as a genuine passion for creating and providing memorable holiday experiences.



Commitment To Quality

Our approach is centered around building genuine relationships with our Holiday Home owners. Our team will take the time to get to know you, offering tailored advice and support that reflects your individual requirements and enhances the Holiday Home purchasing experience.



A Warm Welcome For Your Pets

We understand that dogs are more than just pets, so all of our parks are dog friendly and welcome up to 3 dogs. Each Park has a dedicated off-lead exercising meadow and nearby you'll find mile after mile of footpath, coast path and beaches to explore. Find out more on page 25.



Transparency and Value For Money

We believe in transparency when it comes to cost, so you know exactly what to expect. Our pitch fee covers VAT, local rates, water and sewerage, which helps with budgeting and we have partnered with a local broker to offer finance on up to 80% of the cost of select Holiday Homes.



Corfe Castle



Seatown



Lulworth Cove



Thorncombe Beacon



The Isle of Portland



Lyme Regis



West Bay



Kimmeridge Bay



The Marshwood Vale



Charmouth



Eggardon Hill



Studland Bay



Durdle Door



Old Harry Rocks



Colmer's Hill



Burton Bradstock



The Jurassic Coast

All of our Holiday Parks are located on or near to the Jurassic Coast and are surrounded by the wonderful countryside of the Dorset Area Of Outstanding Natural Beauty. This spectacular 96-mile stretch of coastline, running from East Devon to Poole Harbour, was designated a UNESCO World Heritage Site in 2001. This prestigious status was awarded due to the area being of '*outstanding international importance and therefore as deserving special protection*'. This designation ranks it alongside The Grand Canyon, Giant's Causeway and the Galapagos Islands as one of the natural wonders of the world.

The rocks along the coastline here record 185 million years of the earth's history, making the Jurassic Coast one of the best locations in the world for fossil hunting. A true paradise for walkers, the scenery varies dramatically from one breathtaking viewpoint to the next. Follow the famous South West Coast Path to begin exploring this incredible part of the world, or even book a boat trip for a unique perspective and a truly memorable experience. Your camera roll will soon be filled with hundreds of coastal landscapes, each one attached to a fond memory of exploring new places with loved ones.

Inland, the rolling hills of the countryside are interspersed with woodland areas, rivers, lakes and small villages brimming with character. Discover local pubs, become part of friendly communities and enjoy quirky fêtes, fairs and festivals. Every visit can bring something new to enjoy, making it the perfect setting for a Holiday Home you'll cherish for years to come.

Abbotsbury & Chesil Beach



Golden Cap

Seatown, Chideock, DT6 6JX



Just 150 yards from Seatown Beach you'll find Golden Cap Holiday Park, a scenic getaway surrounded by 2000 acres of National Trust Land. The park sits at the base of Golden Cap itself, the highest point on the South Coast of England and with some of the best views of the Jurassic Coast there are. The network of footpaths in the area makes a dream for walkers.

Watch the sun go down with a drink at the Anchor Inn, a cliffside pub just a couple of hundred yards from the front of the park. With 2 more village pubs in Chideock itself and 2 convenience stores within walking distance, plus the beach on your doorstep, you may not want to stray far from the park. If you do fancy getting in the car or on the bus, the towns of Bridport and Lyme Regis are not far, with plenty of independent shops to explore and places to get great quality, local food and drink. You'll also have access to all the facilities at nearby Highlands End.

As our largest community of Holiday Home owners, Golden Cap has been the location of a number of exciting developments over the years. We've recently created another new area, where a range of new Holiday Homes are available, close to the front of the park. Choose from a pre-sited Caravan or Lodge that's ready to go, or order your perfect Holiday Home from a range of manufacturers, to go on your favourite pitch. Speak to a member of our team to find out more about the Red Hill View holiday home development.

"We just wanted to have a little bolt hole. It's a change of pace from normal every day life to come down here. You're stepping away from your every day routine and able to come down here and just relax."

Jennie & John



See what's
for sale here

wdlh.co.uk/holiday-home-ownership/golden-cap



Why Choose Golden Cap?

- Just a stone's throw from Seatown Beach, which is dog-friendly from October to April
- Multi-award-winning park
- Set amongst 2000 acres of National Trust land
- Surrounded by footpaths and bridleways
- Close to The Anchor Inn, with cliffside sea view pub garden
- Walking distance to two other highly popular village pubs
- SPAR convenience store on park
- Pizza takeaway
- Fishing lake
- Small children's play area
- X53 bus stop nearby in Chideock
- Direct access to the South West Coast Path
- Next to Golden Cap itself, the highest point on the South Coast of England
- Just a short drive to Charmouth, Lyme Regis, Bridport or West Bay
- Dog exercising meadow and dog shower
- Bustling community of like-minded couples and families
- Electric vehicle charging
- Laundry room
- Close to facilities at Highlands End

Eype Beach

Eype, Bridport, DT6 6AL



Eype Beach Holiday Park is the newest member of the WDLH family, which we were thrilled to welcome to the group in 2022. The park boasts some of our most incredible sea views, so we think it's only right that the Holiday Homes here are equally impressive.

We've created **Thorncombe Heights**, an exclusive development of just 12 of the most luxurious Lodges we've ever offered. With prices starting from £495,000 and the ability to work with top manufacturers to custom-build your dream Holiday Home, this really is an incredible opportunity. The layout, rooms, furnishings and appliances can be fully customised to suit your exact requirements and create a unique Holiday Home that's perfect for your family's needs. Do you want more bedrooms? A cinema room? A study area? What about an infra-red sauna? Consider it done.

Spend your days soaking up the view from your decking, watching boats, paragliders and walkers pass by. Join the South West Coast Path, where you can walk down to the beach itself, or up to Thorncombe Beacon for more breathtaking vistas. Stroll through Eype Down, a small woodland area that comes alive with a carpet of bluebells each spring. Get to know the New Inn in Eype itself, as well as the other pubs in West Bay, Bridport, Seatown and Chideock, and benefit from all the facilities at Highlands End which is just across the valley. When the development is complete, there will be just 14 families here, so you'll be part of a special and close-knit community.

"For location you can't get much better. You can literally hear the waves lapping the beach. Direct access to the coast path which takes you to two lovely towns in each direction. If you love the sea, walking, fresh air and quiet, this is the site for you."

Holiday Park guest



See what's
for sale here

Predicted CGI of full development

wdlh.co.uk/holiday-home-ownership/eype-beach



Why Choose Eype Beach?

- Quick access to the dog-friendly Eype Beach
- Stunning sea views from every pitch
- Custom-designed high-luxury Lodges
- Off-the-beaten-track village location
- Right on the South West Coast Path
- Small village café & tearoom nearby
- Just a short drive to Bridport, Lyme Regis, West Bay or Burton Bradstock
- Enclosed dog exercising meadow
- Private EV chargers available
- Walking distance (or a short drive) to all the facilities at Highlands End

Take a look inside our first show Lodge...



Available for viewing at time of print

Highlands End

Eype, Bridport, DT6 6AR



Frequently hailed as one of the best holiday parks in the South West, Highlands End has earned its reputation as an incredible park in a stunning location. As the flagship park of the WDLH group, Highlands End has been run by the Cox family for over 55 years. With spectacular views in all directions, Holiday Home pitches here are popular and don't tend to stay vacant for long.

With fantastic facilities, you won't be short of activities for the whole family to enjoy, without even leaving the park. With complimentary, unlimited use of Highlands End Leisure Club during your first season, you can start each day with a relaxing swim or sauna, and finish it with a delicious meal or a drink at Martin's Bar & Restaurant where you'll get our Owner's discount. There's also a SPAR convenience store for all your essentials. Find out more about the facilities here on the pages 14 & 15.

The South West Coast Path runs right past the end of the park, providing direct access to the UK's longest and most popular National Trail. In one direction you'll find Eype Beach, a dog-friendly beach that's one of Dorset's hidden gems. Further up the path you'll reach Thorncombe Beacon, where you'll be greeted with even more breathtaking views. Head the other way and you'll find West Bay, a glorious fishing harbour with some great food & drink and iconic views. Further inland is the characterful town of Bridport, with its bustling twice-weekly market and range of independent shops and restaurants.

"The area is so scenic, relaxing and great for walking with our dog. It's the best decision we ever made and we visit our 'happy place' whenever we can."

Shaun & Stella



See what's
for sale here

wdlh.co.uk/holiday-home-ownership/highlands-end



Why Choose Highlands End?

- Panoramic coastal views
- Hilltop location with spectacular sunrises and sunsets
- Multi-award-winning Park with widely-known good reputation
- Martin's Bar & Restaurant with live music and events
- Hub for most of our Owner's Events
- Indoor swimming pool with sauna and steam room
- Children's indoor soft play area
- Two outdoor play areas
- SPAR convenience store on park
- 18-hole Foot Golf course
- Direct access to the South West Coast Path
- All-terrain mobility scooter for hire
- Enclosed dog exercising meadow and dog shower
- Nature trail walk with wildlife lake
- Fantastic for families
- Walking distance to Eype, Bridport and West Bay
- Surrounded by farmland with alpacas and sheep
- Electric Vehicle charging
- Secure ANPR barrier entrance
- Laundry room

Facilities at Highlands End

No matter which park you choose for your Holiday Home, you'll still have access to the award-winning facilities at Highlands End in Eype, Bridport.

Charges apply for many facilities.

DISTANCES FROM OTHER PARKS

Eype Beach - 1 mile

Golden Cap - 3.6 miles

Larkfield - 4.3 miles

Graston Copse - 4.7 miles

Sandyholme - 24.7 miles



Martin's Bar & Restaurant

A large and unique venue, serving a menu of fantastic locally-sourced dishes. Enjoy daily happy hours and a large selection of drinks and spirits. Become a regular at the popular weekly Curry Night or Sunday Carvery, and attend exclusive "Owner's only" events throughout the season. There's also live music, children's entertainment and lots of other exciting events going on throughout the year.

The restaurant is proudly dog and family friendly, with lots to keep everyone of all ages entertained. Watch live sports, play a round of pool or some board games, and watch as the kids enjoy the soft play area or adventure playground in the large beer garden. You'll also receive an Owner's discount card entitling you to 10% off all food and drink. Perfect for the end of a long day, when you need a good meal but don't fancy cooking or washing up.

The menu changes regularly, with seasonal specials and themed evenings, so there's always something new to try. Our chefs source the finest quality meat, eggs and fish from local butchers, farms and fishermen, and our Bar team have curated an impressive selection of Westcountry spirits, ciders and beers, alongside the familiar classics you know and love.

The venue is also home to one of the country's largest and most important private collections of fire service memorabilia, with two fascinating vintage fire engines on display and lots more to look at.





The Little Fire Station Soft Play

Little ones up to 6 years of age (and under 130cms) can explore 70 square metres of indoor soft play area for just £3.50 for 2-6 year olds, or £2 for under 2's. Season passes are also available and there's plenty of surrounding seating to keep watch. Perfect for those owners with children or grandchildren who love to visit.



Dorset Foot Golf

Dorset Foot Golf is an 18-hole course that combines football and golf. Our fun course has a variety of different obstacles and the course is suitable for all ages and abilities. There are fantastic views over West Bay and the Jurassic Coast, all the way to the Isle of Portland.

Highlands End Leisure Club

Highlands End Leisure Club is an exclusive facility that's open to members, owners and holiday guests only. The 20 metre indoor heated swimming pool has a maximum depth of 1.4m, making it perfect for a leisurely swim to start off your day. And, with a brand new sauna and steam room recently installed, there really is no better way to relax. The timetable contains daily adult-only swim times for uninterrupted quiet swimming, as well as regular classes* including Aqua Fit, Paddle Board Yoga and more.

As Holiday Home owners, you will receive a complimentary full membership to the Leisure Club in your first season, no matter which park you're based at. This will switch to a pay-as-you-go membership after your first season, with a significant discount available should you wish to continue with the full membership.

The Leisure Club also has an exciting partnership with New Body Fitness in Bridport, meaning you are welcome to use a large, fully equipped gym* nearby and won't have to worry about missing your workouts whilst on holiday.

*A small charge applies.



Larkfield

Burton Bradstock, DT6 4ND



The sister park of neighbouring Graston Copse, Larkfield is an exclusive and close-knit community, solely for Holiday Home owners. The park is home to a range of Holiday Homes, from compact Caravans to luxury Lodges and is set just 500 yards away from the coast at Hive Beach. Whether the sun is shining on a calm sea, or the wind is whipping up dramatic waves, this is a special place to be.

Hidden from view by a border of mature trees, Larkfield is a quiet and private park, which is part of what makes it so popular with people considering Holiday Home ownership. It's easy to build lasting friendships with your new neighbours here across the three communities on the park. A small wildlife pond sits in Jurassic Retreat, the most recent development of lodges.

Dog owners will love Larkfield, with its large 9 acre enclosed meadow, and network of surrounding footpaths and bridleways. Many sections of the beach here are also dog friendly all year round. Just across from the park is a playing field in the heart of the village next to the river, and there are two excellent pubs that could quickly become your local as well as the award-winning Hive Beach Café and cocktail bar at the Seaside Boarding House. Just the other side of the hedge you'll be able to get on the Jurassic Coaster bus and easily travel to some wonderful towns and villages, with incredible views of one of the UK's most scenic roads from the top deck.

You'll be looked after by the team at nearby Graston Copse, who keep both parks looking their best all year round.

"We just fell in love with everything about Larkfield. The location is perfect for us - so close to all our favourite places to visit. The site itself is lovely and quiet and beautifully maintained."

Mr & Mrs Skinner



See what's
for sale here

wdlh.co.uk/holiday-home-ownership/larkfield



Why Choose Larkfield?

- Exclusive private community, just for Holiday Home owners
- Range of Caravans and Lodges available
- Quiet, peaceful park set in a popular Dorset village
- Immediately next to the X53 bus stop
- 500 metres from Hive Beach and the South West Coast Path
- Walking distance to 2 excellent village pubs and a hugely popular beachside seafood café
- 9 acre enclosed dog exercising meadow
- Bordered by mature trees
- Surrounded by meadows and farmland
- Great for stargazing
- 10 minute drive to Bridport and West Bay
- Electric Vehicle charging and nearby fuel station
- Secure barrier entrance
- Laundry room
- Complimentary wifi
- Located on the famous Jurassic Coast Road

Graston Copse

Burton Bradstock, DT6 4QP



Enjoy the best of coast and countryside at Graston Copse, a peaceful Park in the heart of the Bride Valley. The park is located on the edge of Burton Bradstock, one of Dorset's most picturesque villages, and is only 1 mile from Hive Beach where you can join the famous South West Coast Path. The beaches here and nearby at Cogden provide some great fishing opportunities for those who like to catch their own dinner!

Surrounded by rolling green hills with a dense network of footpaths, you'll forget what "busy" feels like. Enjoy relaxing amongst nature by the river that borders the Park, or in the small woodland bluebell copse that gives the Park its name. You'll see lots of birds, butterflies, rabbits and other wildlife enjoying the countryside here, and the small park shop even sells honey produced in the bee hives on-Park. On a clear night, the lack of light pollution results in some incredible stargazing opportunities.

From the Park, it's just a short riverside walk to the heart of the village, where you'll find two excellent pubs, a post office, children's play area, bus stop, fuel station & convenience store and more. You can even hire paddle boards to take out on the sea or to nearby Litton Lake. The market town of Bridport is only a short drive away and you'll be just off the famous Jurassic Coast Road, widely regarded as one of the most scenic driving routes in the country.

The Park Team will get to know you throughout the season, and at their regular Garden Parties, where all the Graston & Larkfield Owners gather and socialise.

"We love Graston and Burton Bradstock. The pubs in the village are excellent and it's great being so close to the sea. Whenever we're back at home, we're always looking forward to our next trip to Dorset"

Jill & Clive



See what's
for sale here

wdlh.co.uk/holiday-home-ownership/graston-copse



Why Choose Graston Copse?

- Peaceful countryside location on the edge of a picturesque village
- 1 mile from Hive Beach and the South West Coast Path
- Walking distance to 2 excellent village pubs and a hugely popular beachside seafood café
- Close-knit, community-focussed Park
- Enclosed dog exercising meadow
- Woodland and riverside walks
- Small on-park shop
- Abundance of wildlife and flowers, with bluebells in spring
- Great for stargazing
- 10 minute drive to Bridport and West Bay
- Surrounded by meadows and farmland
- Bee hives with honey for sale
- EV charging and nearby fuel station
- Secure barrier entrance
- Laundry room
- Just off the famous Jurassic Coast Road
- X53 bus stop nearby in village
- Close to facilities at Highlands End

Sandyholme

Owermoigne, DT2 8HZ



Nestled in the rural countryside close to the Isle of Purbeck, Sandyholme Holiday Park is so peaceful, you'd never know you were just 7 miles from the world-famous Durdle Door. The park benefits from being close to a host of incredible landmarks, including Lulworth Cove, Weymouth Beach and Corfe Castle. You'll also be near to some of the best family attractions the county has to offer, such as The Tank Museum, Monkey World, Sculpture By The Lakes and a range of museums and restaurants in the county town of Dorchester.

Sandyholme itself sits hidden away in a countryside of farmland, woodland, rivers and small lakes. The small Park has an abundance of wildlife and flowers, and exists in harmony with nature. The ducks and migratory wild birds that make home on the wildlife lake are always popular with our guests and are often seen wandering through the Park. It's an ideal setting for families, couples and anyone looking to relax and escape the hustle and bustle, while still being close to all the iconic landmarks.

In the village of Owermoigne, you'll find a convenience store, garden centre with soft play and the Wild Partridge Farm Shop, which stocks some great local produce and gifts. Many of the other small villages in the area boast pubs with delicious food and a welcoming atmosphere. Sandyholme strikes the perfect balance between rural village charm, and easy access to incredible tourist attractions and destinations.

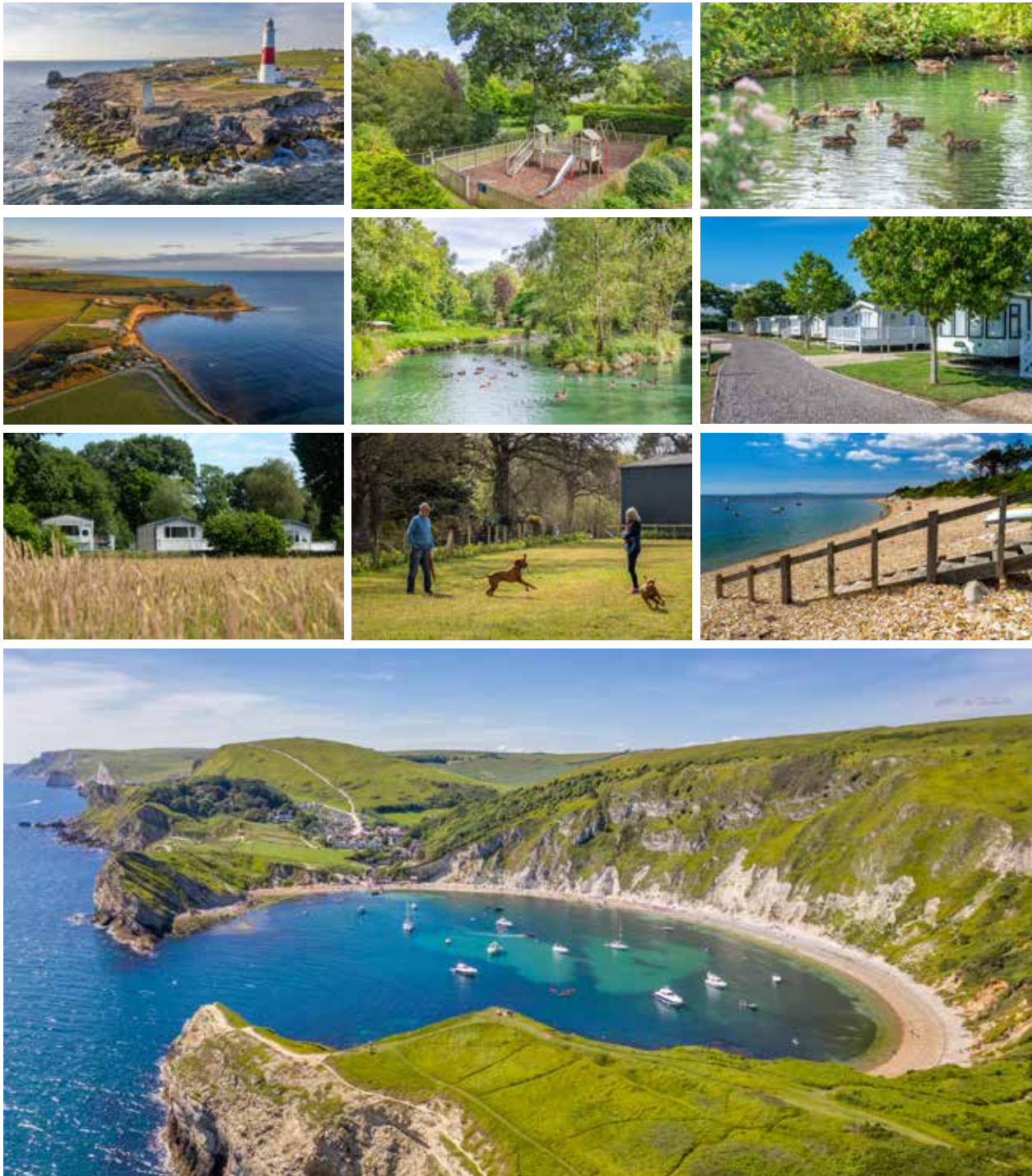
"We've been at Sandyholme nearly 10 years and never tire of it. So much to see and do in the area and a fab beach nearby. The grandchildren love the relaxed, cosy environment."

Mrs Jarrett



See what's
for sale here

wdlh.co.uk/holiday-home-ownership/sandyholme



Why Choose Sandyholme?

- Secluded countryside setting
- Peaceful, quiet park
- Just 5 miles from the coast at Ringstead Bay
- Children's play area and large playing field
- Wildlife lake with breeding ducks and a range of wild birds
- Small on-park shop
- Just down the road from a fuel station and farm shop
- Enclosed dog exercising area
- Surrounded by farmland and wildflower meadows
- Close to some of Dorset's best places to visit including Durdle Door, Lulworth Cove, Weymouth, Dorchester, Monkey World, Poole harbour, Corfe Castle, Swanage and more
- Close to multiple nature reserves
- Our most affordable Holiday Homes and pitch fees
- Electric Vehicle charging
- Secure barrier entrance

The lifestyle you are dreaming of...

With either a 9 or 10.5 month season, you can take unlimited holidays throughout the season, whenever it suits you. There's no need to pre-book, so you can be as spontaneous as you like - if the weather looks good this weekend, just get in the car and go. Enjoy the comfort of knowing that everything you need for your perfect break is already waiting for you in your home away from home.

A Holiday Home is the perfect place to make memories with loved ones, and you can even let friends and family enjoy it when you're not there. All of you can get to know the area like a local, as if you've been here your whole lives. Explore the area and try new things, or just relax and escape the pressures of every day life. The choice is yours.

Pictured: happy owners at Golden Cap

“We wanted quiet and yet convenient. This park absolutely gives us that. The layout, walks and proximity to the village and beach are excellent.”

**SAM & KEITH
GRASTON COPSE**

“Our third Holiday Home purchase with WDLH and once again the Sales Team were friendly, professional and efficient. Larkfield is a quiet and friendly site, close to Hive Beach and wonderful coastal walks - our perfect place!”

**SUE & NEIL
LARKFIELD**

“Our purchase was so straight forward and unpressured. It was made easy by the welcoming staff who are always so cheerful and nothing is too much trouble. The site is always immaculate.”

**MR & MRS OWEN
HIGHLANDS END**

“The Sales Team encouraged us to take our time to make sure we made the right decision. The staff here on the park are so friendly and helpful! This really feels like a home from home.”

**SUE & TED
GOLDEN CAP**

“We’ve been at Sandyholme nearly 10 years and never tire of it. So much to see and do in the area and a fab beach nearby. The grandchildren love the relaxed, cosy environment.”

**MRS JARRETT
SANDYHOLME**

“We just fell in love with everything about Larkfield. The location is perfect for us - so close to all our favourite places to visit. The site itself is lovely and quiet and beautifully maintained. The team continue to look after us brilliantly.”

**MR & MRS SKINNER
LARKFIELD**

“We love Graston and Burton Bradstock - the pubs in the village are excellent and it’s great being so close to the sea. Whenever we’re back at home, we’re always looking forward to our next trip to Dorset.”

**JILL & CLIVE
GRASTON COPSE**

“We just wanted to have a little bolt hole. It’s a change of pace from normal every day life to come down here.”

**JENNIE & JOHN
GOLDEN CAP**



“

What our Owners are saying...

“Once we’re here we can quite often park the car and the next time we get in is when we go home, because the site has everything.”

**PHIL & TISH
HIGHLANDS END**

“This part of Dorset is just a place to be able to switch off. As soon as you press that button for the gate you think right, we’re home.”

**REBECCA & IAN
LARKFIELD**

Holiday Home Finance

We know that there are many people out there who would love to own their own Holiday Home, but are unsure about the upfront investment. That's why we have partnered with a leading local broker and are able to offer finance on all new Holiday Homes and a selection of pre-owned ones.



What does this mean?

If you've been longing to make a purchase but don't quite have all the money yet, or if you've fallen in love with a model that's outside your budget, we could still be able to make your dream come true. You could secure your Holiday Home with just a 20% deposit, and pay back the rest* over a period of 3-7 years. This means you could borrow up to 80% of the cost, making the Holiday Home owner's lifestyle accessible to so many more people! *plus interest at a fixed rate.

How does it work?

After a consultation with our Sales Team, we'll put the details into a simple calculator and discuss what your monthly repayments could look like with different deposits and repayment periods. Once you're happy with the figures, our independent broker will run a credit check to see if you're eligible. If that is approved, then once your deposit is paid, we can start the handover process as normal. Your repayments will go to the finance company and not to us, but you'll still need to pay us for your yearly pitch fee, plus gas and electric bills.

Which Holiday Homes are included?

All new Holiday Homes are eligible to be bought using finance, and a selection of pre-owned ones are too. As a general rule, finance can be taken out on pre-owned Caravans up to 3 years old, and Lodges up to 10 years old, however exceptions to this may apply.



Visit our website for more information about finance, including the interest rate, example figures and FAQs.

wdlh.co.uk/holiday-home-ownership/finance

Dog-Friendly Dorset

Dogs are part of the family, and many of our owners love to bring their dogs on holiday with them. All our Parks are proudly dog-friendly and you can bring up to 3 dogs with you to your Holiday Home. Each Park has a designated dog exercising meadow, so your furry friends can run free off-lead.

Dorset's network of hills, fields and footpaths is perfect for dog walks, and many of the county's beaches are also dog-friendly all year round. Break up your walks with a meal or a drink in one of the many dog-friendly pubs and restaurants in the towns and villages surrounding the Parks.

Our favourite dog-friendly beaches...

Dogs welcome all year round:

- Eype
- Charmouth (East)
- West Bexington
- Abbotsbury
- Ringstead Bay
- Durdle Door
- Chesil Beach
- Burton Bradstock (in front of cliffs either side)
- Weymouth (designated dog exercising area)
- West Bay (in front of cliffs either side)
- Lyme Regis (Church Cliff/Monmouth Beach)
- Church Ope Cove
- Lulworth Cove
- Osmington
- Man 'o' War Bay
- Worbarrow Bay
- Kimmeridge
- Bowleaze Cove

Only outside of peak season:

- Seatown
- Swanage
- Studland
- Sandbanks
- West Bay (East/West)
- Charmouth (West)
- Weymouth (main)
- Lyme Regis (main)
- Burton Bradstock (main)



Pictured: the enclosed dog exercising area at Highlands End

Taking the next steps...

STEP 1

Choose your park

Hopefully after reading the information in this brochure, you will have an idea which park would suit you best.

A place where you feel relaxed and ready to switch off, and in a part of Dorset that you love.

STEP 2

Set your budget

If you don't want to use finance to make a purchase, you may already have an idea what you're able to spend.

If you're using finance, you may be able to afford a larger Holiday Home or one with higher specifications.

STEP 3

Visit the park

You may have already enjoyed holidays to the park you have chosen and know the local area.

If not, book an appointment with our Sales Team who can show you around and chat to you about what's nearby.

STEP 4

Choose a Holiday Home

Depending on your budget, you may be interested in a brand new Holiday Home, or one that is pre-loved.

When you visit, our team can show you around homes within your budget to find one that's perfect for you. Appointments are required for this.

STEP 5

The little extras

When you've chosen your holiday home, the team will talk you through any available options such as deckings and storage boxes.

They'll also make sure you have a full understanding of the t's & c's and all costs involved.

STEP 6

Enjoy!

Once everything is finalised, we hope to have you enjoying holidays in Dorset in just a few weeks.

Our professional in-house siting team will ensure your holiday home is prepared on its pitch and is ready to enjoy.

Why not try before you buy?

Get a feel for the park you are interested in and explore the local area a bit more to help you make your decision. Book a holiday at one of our parks*, and should you go on to purchase a Holiday Home** within 6 months,

we will refund your holiday
up to the value of

£1000

Book a holiday at wdlh.co.uk
or by speaking to our bookings team on
bookings@wdlh.co.uk or **01308 426947**

* Larkfield is not available to stay at as a guest

** Applies to new, WDLH-owned Holiday Homes only. Full terms and conditions can be found at wdlh.co.uk/holiday-home-ownership/offers

Trading in a touring caravan or motorhome?

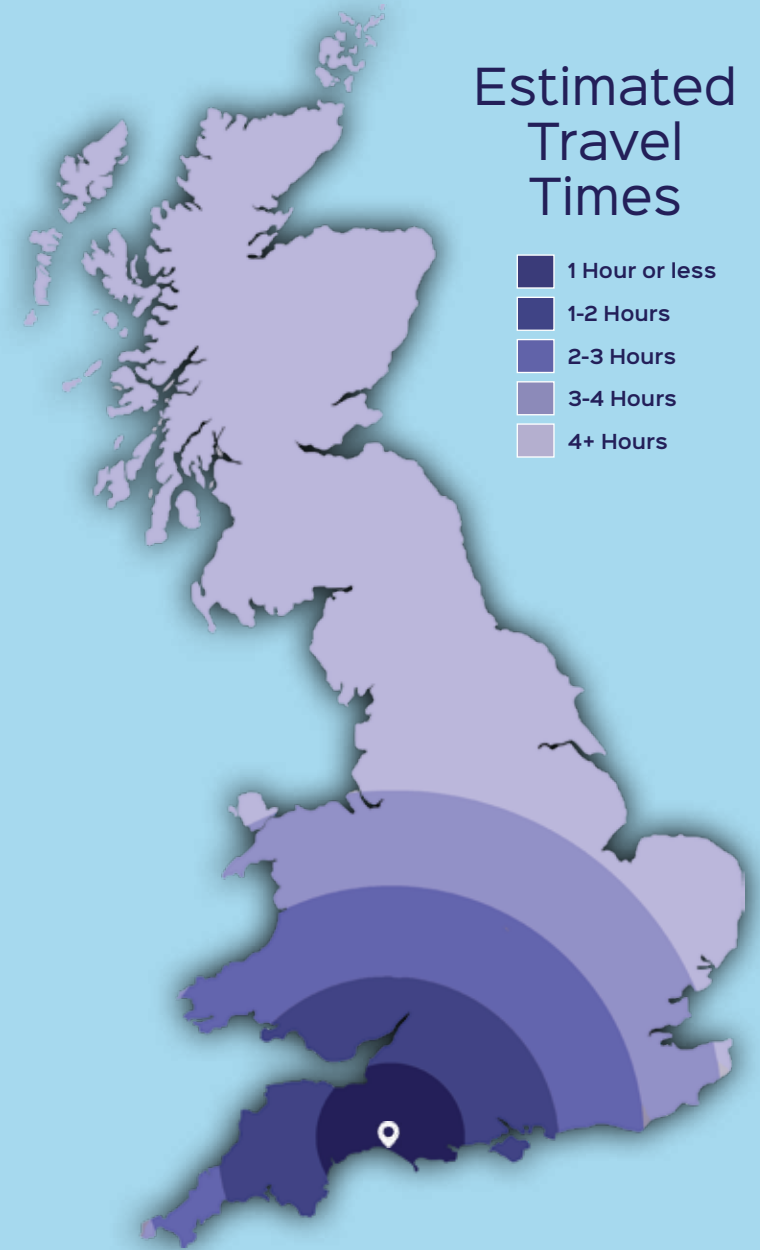
Holidays in a touring caravan, motorhome or campervan can be great fun. However, packing the essentials every time can be tiring and there's always the worry you'll forget something important! Perhaps you struggle with the difficulties of towing or driving a large vehicle, or don't have much space to store it. Maybe you would just like to enjoy more frequent holidays to your favourite place without the hassle of having to book.

Whatever your reasons for switching are, our Sales Team can put you in touch with dealers who can provide you with a quote for your vehicle. Freeing up space on your driveway at home, and helping to offset the costs of your new purchase.



Estimated Travel Times

- 1 Hour or less
- 1-2 Hours
- 2-3 Hours
- 3-4 Hours
- 4+ Hours





We pledge...

To listen to your needs and requirements

To make the purchasing procedure as simple as possible

To continually reinvest to maintain and improve the parks

To provide great and ongoing customer service during and after purchasing

To take on your feedback and continue to improve the service we provide

Some extra perks...

We are grateful to all our owners for joining the WDLH community and give back to them where we can. Holiday Home Owners at all our parks receive the following benefits:



Complimentary membership for Highlands End Leisure Club in your first season, followed by a heavily discounted rate should you wish to continue using the facilities.

A Martin's Bar & Restaurant Owner's loyalty card, entitling you to 10% off all food and drink.

Access to the WDLH app, with exclusive discounts at local businesses and attractions.

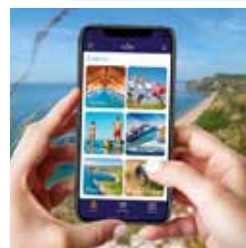
A range of exclusive "owner's only" events throughout the year, many of which are completely free.

20% off holidays at any WDLH Park, should you wish to stay outside of your holiday season.

£500 off the purchase price of a new Holiday Home should you wish to upgrade before the end of your licence.

A welcome gift package on handover day.

Refer A Friend Scheme - your friend receives £500 off a new Holiday Home, and you receive the same as a credit on your WDLH account to offset bills.



All offers are subject to change and may be altered or withdrawn at any time. Full terms and conditions can be found at

wdlh.co.uk/holiday-home-ownership/offers

What Costs Are Involved?

We believe in financial transparency, and it's important to us that you fully understand the annual costs involved in owning a Holiday Home, especially if you're also taking on a finance package. Speak to a member of our Sales Team if you're unsure about running costs. They will be able to give you more information specific to the Park and Holiday Home you are interested in.

Pitch Fees The Pitch Fee is invoiced in December (25%) and February (75%) for the following year, or paid by standing order over 7 months. This fee includes VAT, local rates, water, sewerage, a Ramtech Alarm service charge, ongoing support from our Team and a Winter "drain down" for those on 9 month seasons.

	Highlands End	Golden Cap	Graston Copse	Larkfield	Sandyholme	Eype Beach
Caravans	£6,360 to £6,859	£6,591 to £6,741	£6,062	£6,620	£5,370	n/a
Lodges	£7,508	£7,248	n/a	£7,320	n/a	£7,999

Insurance New-for-old insurance cover is mandatory. With our recommended insurance provider Compass*, the price varies from around £275 to £400 for Caravans, and £350 to £500 for Lodges, depending on the Holiday Home and the value of the contents you wish to cover. Alternative insurers are acceptable with proof of policy.

Gas This is invoiced at the end of the season. Gas unit charges are in the region of £1.78 per m³ and meter rental is around £27.50 +VAT. Some Caravans still use bottled gas which can be purchased from the Park Reception for around £105 per bottle.

Gas Safety Check We strongly advise an annual safety check and service of your gas appliances. If you allow friends and family who are not listed on the Purchase Agreement to use your holiday home, then this is required by law and must be done by an approved fitter. The standard safety check is around £87, or £132 if you also include a service.

Electricity This is invoiced at the end of the season. Current unit prices fluctuate - speak to us for more information.

Wifi Wifi is complementary at Larkfield and Eype Beach Holiday Parks. All other Parks may pay £90 for the duration of the season to use the Park's service, or you may choose to set up your own network if you wish.

All prices quoted were correct at the time of writing and are subject to review. Figures include VAT at the current rate unless otherwise specified. Pitch fees are subject to annual reviews, to coincide with the rate of inflation. *See page 31 for legal information

The price of a new holiday home includes:

- ✓ **Purchase** - of the holiday home
- ✓ **Transport** - from the manufacturer to the park
- ✓ **Siting** - onto its new pitch
- ✓ **Connection** - to gas, electric, water and sewerage services
- ✓ **Alarm*** - a Ramtech security alarm
- ✓ **Warranty** - length and terms vary by manufacturer
- ✓ **Smoke and carbon monoxide detectors**
- ✓ **TV connections**
- ✓ **Decking and steps**
- ✓ **VAT**

*Excluding Sandyholme where these are not necessary.

The price of a pre-owned holiday home includes:

- ✓ **Purchase** - of the holiday home
- ✓ **Existing decking and steps**
- ✓ **Existing amenities** - fridge/freezer, security alarm*, smoke and carbon monoxide detectors
- ✓ **Adminstration**
- ✓ **VAT**

The removeable contents of the Holiday Home are not included, unless specified in the marketing material of that individual home.

*Excluding Sandyholme where these are not necessary.

Your questions answered

Do I need a deposit? We require a deposit of 20% of the purchase price, which is payable by bank transfer. For purchases in full, the remaining balance is due 14 days before the handover date. We do not accept business cards or American Express.

Can I buy using finance? Yes, it is possible to take out a finance package when purchasing certain Holiday Homes. A 20% deposit is required and the balance is repaid over a period of between 3-7 years. Please note, not all Holiday Homes are eligible for this. See page 24 for more information.

Does my Holiday Home come with a warranty? All new Holiday Homes come with a manufacturer's warranty. The details of what is covered and for how long varies between manufacturers. Most pre-owned Holiday Homes do not come with a warranty, however if you are buying direct from WDLH (rather than the previous owner) we offer a 3 month warranty.

Is there a cooling off period? It is very important to us that you are fully aware of the obligations and costs when purchasing a Holiday Home. Should you decide to withdraw within 5 days of agreeing to purchase a new or company-owned Holiday Home, we will refund your deposit and cancel the sale. If you withdraw from a purchase after the 5 day cooling off period, you may be subject to an administration fee. Pre-owned Holiday Homes do not come with a cooling-off period, and should you choose to withdraw from the purchase, then some of your deposit may be retained to cover costs incurred by the Holiday Home owner.

Can I transfer a Holiday Home from another Park? Yes, if your Holiday Home is less than 5 years old, it is possible to relocate to some of our Parks, subject to a suitable pitch being vacant. We welcome Caravan transfers at Golden Cap, Larkfield, Graston Copse and Sandyholme Holiday Parks. There is a transfer fee of £6,000 +VAT. You will need to arrange transport of your Holiday Home, as well as the dismantle and refit of your decking.

When can I use my Holiday Home? All Holiday Homes have either a 9 month season (usually March to November) or a 10.5 month season (with a 6 week closure during January and February). You can visit as often as you like during this season. Our Sales Team can let you know which season applies to any Holiday Homes you are interested in.

How are electricity and gas charged? Each Holiday Home has electric and gas meters, which readings are taken from at the end of the season. You will then be invoiced for that usage. A small percentage of Holiday Homes still use bottled gas, which can be purchased from the Park Reception.

What are the Park Rules? A copy of the Park Rules is available from the Sales Team. These exist to ensure that everyone using the Parks abides by certain minimum standards and has a safe and enjoyable time with us.

Can I live in my Holiday Home? All Holiday Homes are designed for occasional holiday occupation and not for use as permanent residences. Both our Local Authority Site Licence and the Holiday Home Pitch Licence Agreements state that Holiday Homes cannot be used as a permanent residence. We will require proof that you own a separate home in the UK or abroad. Commuting to work or school from the Park, having post delivered to the Park or running a business from your Holiday Home would indicate that the Holiday Home is being used as your main residence.

Can I sub-let my Holiday Home? No, the Purchase Agreement and Licence Agreement record that the hiring out of a Holiday Home is not permitted under any circumstances. You may allow your friends and family to use your Holiday Home, if this is not in return for payment. There is a visitor registration form which must be filled out each time the Holiday Home is used by visitors not on the Licence Agreement.

Are the Parks dog-friendly? Yes, all of our Holiday Parks are dog friendly. You are permitted to bring up to 3 dogs with you on holiday. Dogs that are specified under the Dangerous Dog Act of 1991 are not permitted on the Parks.

What maintenance am I responsible for? You are responsible for the maintenance of your Holiday Home and decking. It is recommended that you clean the exterior of your Holiday Home, storage box and decking at least once a year. You are responsible for strimming the grass immediately around your Holiday Home, where our ride-on lawnmower cannot reach, as well as weeding beneath the Caravan and decking. Surrounding Park land, hedges and flower beds are not to be touched and will be cut by the Park Maintenance team. There may be an option for our Team to carry out certain jobs on your Holiday Home, however charges will apply.



Can I have a decking? Yes, the Holiday Home Sales Team have contact details for preferred suppliers who will work with you and the Park. The size of the decking and whether it is a side deck or wraparound deck will depend on the pitch and will be discussed at the point of sale. It may also be possible to fit accessibility ramps instead of steps if this is required. We do not permit Holiday Home Owners to construct their own deckings.

How do I close up for Winter? Our Maintenance Team undertakes the drain down of your Holiday Home when the Park closes for the winter and the turn-on of your Holiday Home when the Park opens again in the spring. This service is required for all Holiday Homes on a 9 month season and is included as part of the Pitch Fee. We also recommend turning off water and services when your Caravan is not occupied during the season.

KEY INFO **Can I park next to my Holiday Home?** On most pitches, there is space for 1 car to be parked next to the Holiday Home, either on the grass or in a parking bay. Vans, commercial vehicles, motorhomes and boats are not permitted to be parked between Holiday Homes. At Graston Copse and Sandyholme Holiday Parks, cars must be parked in the car parks provided and not next to Holiday Homes.

KEY INFO **Can I charge an electric vehicle on the Park?** All of our parks have a number of shared EV charging points. These are located in key areas on the parks, such as by the facility blocks or car parks. It is currently not possible to charge electric vehicles from the majority of individual Holiday Homes due to the electrical infrastructure of the Parks. If you are found to be attempting this, there will be a charge to cover the cost of an electrician call-out. The exceptions to this are the Lodge developments on Jurassic Retreat (Larkfield Holiday Park) and Thorncombe Heights (Eype Beach Holiday Park) where the electrical infrastructure has been designed with this in mind.

How soon can I get the keys? This depends on a number of factors. For new Holiday Homes that are already on Park, this may be within 2-3 weeks. If the Holiday Home has to be delivered and sited, you can expect the keys within 3 weeks of its arrival on Park. For pre-owned Holiday Homes the timeframe often depends on the previous owners but we aim to hand over the keys within 2-4 weeks.

What happens on handover day? We will arrange an appointment for you with a member of the Sales Team and a member of the Park Maintenance Team. The balance has to be settled and all paperwork completed prior to the handover day. Please leave up to 2 hours for the appointment with our Team.

Can anybody use the facilities at Highlands End? Yes, Holiday Home Owners at all our parks have access to the facilities at Highlands End. Small charges do apply to use some facilities, including Highlands End Leisure Club, The Little Fire Station Soft Play and Dorset Foot Golf.



Pictured: Golden Cap

What is the site licence? The Licence Agreement stipulates the length of the licence you have that allows you to keep the Holiday Home on the park. For new Caravans this is 20 years, and for new Lodges this is 35 years. The remaining licence period on pre-owned Holiday Homes will vary depending upon the year of manufacture.

KEY INFO **What happens at the end of the Licence Agreement?** At the end of the Licence Agreement, WDLH will arrange for your Holiday Home to be removed from the pitch and there will be a disconnection fee for this. You can of course part-exchange your Holiday Home for a new one at any time during the Licence Agreement, and a new Licence Agreement will be issued. Buyers from 2026 onwards are receiving an extended licence period as standard, and cannot negotiate licence agreement extensions.

How do I sell my Holiday Home? If you decide to sell your Holiday Home then we will arrange for it to be inspected and provide you with our price recommendations. The transfer fee is 15% of the purchase price +VAT on all Caravans, or 7.5% of the purchase price +VAT on all Lodges. There is an additional client sale charge of £850 which includes basic marketing of your Holiday Home, administration, cleaning, services, safety checks, viewings and licence transfer.

All prices quoted were correct at the time of writing and are subject to review. Figures include VAT at the current rate unless otherwise specified.

Legal information regarding insurance: West Dorset Leisure Holidays is an Appointed Representative of Bspoke Lifestyle Ltd and is authorised and regulated by the Financial Conduct Authority, FRN number 413424. Compass Insurance is a trading name of Bspoke Lifestyle Ltd, registered in England and Wales under Company Number: 11429456 at registered address: 7 Pullman Court, Great Western Road, Gloucester GL1 3ND. Bspoke Lifestyle Ltd is authorised and regulated by the Financial Conduct Authority, FRN Number: 820727.

sales@wdlh.co.uk - 01308 426917
wdlh.co.uk/holiday-home-ownership
Facebook: Holiday Homes In Dorset

Highlands End Holiday Park - Eype, Bridport, DT6 6AR
Golden Cap Holiday Park - Seatown, Chideock, DT6 6JX
Graston Copse Holiday Park - Burton Bradstock, DT6 4QP
Larkfield Holiday Park - Burton Bradstock, DT6 4ND
Sandyholme Holiday Park - Owermoigne, DT2 8HZ
Eype Beach Holiday Park - Eype, Bridport, DT6 6AL



Our website is regularly updated with new listings and photos.
Scan to see what's new...

