

SUTTON ON THE FOREST YORK



An extremely versatile industrial unit close to the city of York, providing 4780 sq ft of flexible space with permission for B1 & B8 use.

Available on a new fully repairing and insuring lease, the property is located close to the village of Sutton on the Forest, and benefits from a 3 phase electricity supply.

Price on Application

Phased Rental arrangements considered

Description

Situated on the outskirts of Sutton on the Forest, this former agricultural building offers an excellent opportunity to lease an extremely versatile unit with scope for a variety of light industrial and storage uses. Situated just five miles from the edge of York, the property is ideally located to benefit from local trade and nearby transport routes, including the A19 York to Thirsk road.

Presented to a good standard, the building provides approximately 4780 sq ft of open working space.



Terms

The property is available on a new fully repairing and insuring Lease for a period to be agreed.

Rent

Price on application.

Services

The property benefits from mains water and electric.

References

Any incoming Tenant will be required to provide satisfactory trade and financial references prior to acceptance.

Viewing

All arrangements to view are strictly by appointment through the Agents and no approaches whatsoever should be made to the owners.

Location

The property is situated to the south of Sutton on the Forest Village off the B1363 York road, travelling south towards York. Travelling north towards Sutton on the Forest, the property is situated on the left hand side and can be identified by the Cundalls 'To Let' board. The post code of the property is YO6 1EN.

Disclaimer

These Particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchaser should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this form's employment has the authority to make or give any representation or warranty in respect of the property.