

NAWTON & BEADLAM HELMSLEY



TWO ADJOINING PLOTS OF LAND

KIRKDALE MANOR

1.18 ACRES APPROXIMATELY (Combined)

FOR SALE

- **Adjacent to attractive residential development**
- **Attractive rural outlook**
- **Close to village amenities**
- **Close to main routes**
- **May suit outdoor recreational use or other uses (subj. to planning)**

IMPORTANT NOTICE

McBeath Property Consultancy Ltd, their clients and any joint agents give notice that:

They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.

Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and McBeath Property Consultancy Ltd have not tested any services, equipment or facilities.

Purchasers must satisfy themselves by inspection or otherwise.

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MPC

LOCATION

The plots of land are situated at Kirkdale Manor on the outskirts of the village of Nawton & Beadlam near Helmsley.

Kirkdale Manor is a former stately home and preparatory school, which has been redeveloped into a high quality residential development of apartments and houses.

Nawton & Beadlam is situated on the A170 road that connects the east coast at Scarborough to Thirsk, the A19 and A1. It therefore benefits from good road connections.

It is positioned between the attractive and sought-after market towns of Helmsley and Kirkbymoorside, which provide a wide range of services and amenities.

DESCRIPTION

The plots of land are adjacent to each other and are currently undeveloped and are situated in a small wooded area. They are irregular in shape.

PLANNING

No enquiries have been made by the vendors with regards to planning potential and interested parties should make their own enquiries in this regard.

PRICE

Offers are invited for these plots of land, which must be sold as one Lot.

VIEWING ARRANGEMENTS

These plots of land can be viewed during normal daylight hours.

FURTHER ENQUIRIES

Please direct further enquiries to Sole Agents on 01904 692929 / 07725 416002

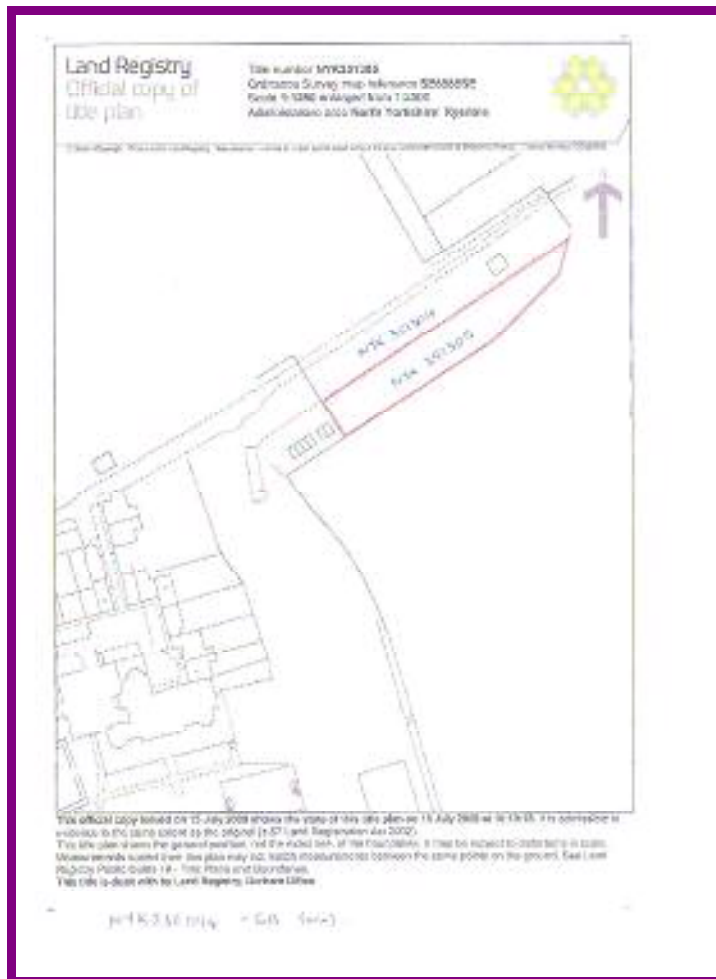
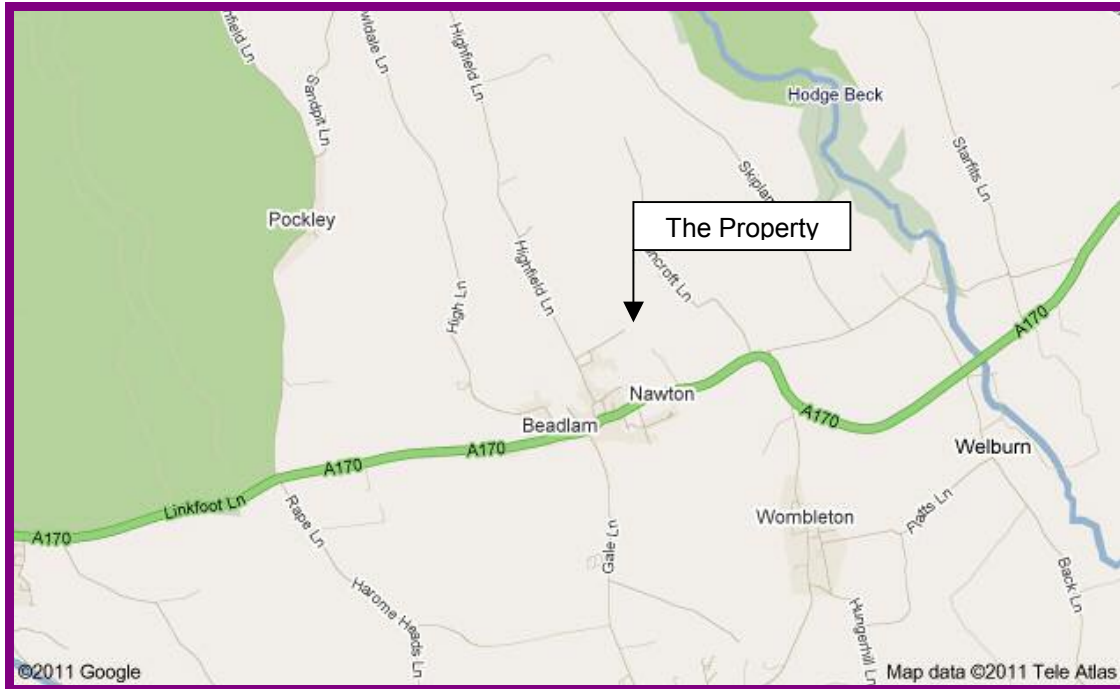
Nov-10 Subject to contract

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PLAN 1 - NOT TO SCALE

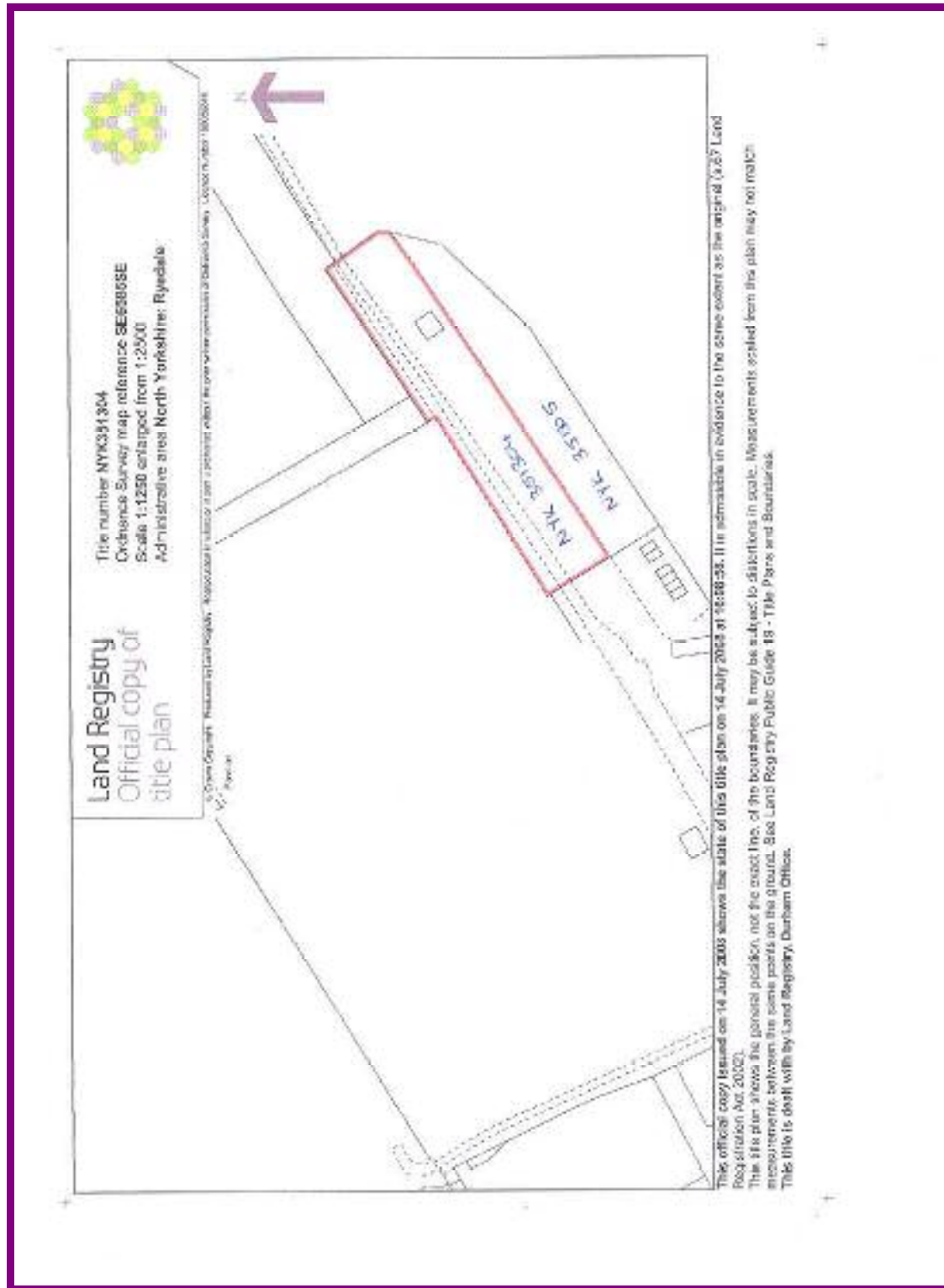
MCBEATH PROPERTY CONSULTANCY LIMITED

CHARTERED SURVEYORS, AGENTS, VALUERS, DEVELOPMENT CONSULTANTS
PROPERTY AND LAND SALES, LETTINGS, ACQUISITIONS, APPRAISALS, RENT REVIEWS

2 CLIFTON MOOR BUSINESS VILLAGE, JAMES NICOLSON LINK, YORK, YO30 4XG
TEL 01904 692 929 FAX 01904 690 488 WEB mcbeathproperty.co.uk

REGISTERED IN ENGLAND NO. 5491610





PLAN 2 - NOT TO SCALE

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