

Barlby, nr York

York
YO8 5LE

McBeath
Property Consultancy

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NEW BUSINESS UNITS

- Highly accessible location on A163 close to A19
- Well positioned for access to York, Selby, M62
- Commercial workspace and stores
- Newly built functional units
- Bespoke upgrades available subject to terms
- Versatile units suitable for various uses
- Investment potential
- Payment instalment option available (subject to terms)

FOR SALE

LOCATION

The development is situated on Market Weighton Road which forms part of the A163 close to the junction with the main A19 arterial road that connects York to Selby and the M62. York city centre is approximately 12 miles to the north and the attractive village of Barlby is nearby.

The villages to the south of York are sought after for residential property and have a thriving business environment thanks to popular and well-established business parks, for example at Escrick, Selby and Riccall.

York is one of the worlds most recognised cities with a rich history that attracts visitors from around the globe. It is also an established and growing commercial centre with a wide range of industries and an enviable quality of life.

DESCRIPTION

The developments will comprise new build units of framed construction with an even pitched roof. The roof and elevations will be clad with pre-cast sheeting.

The internal floors will be concrete laid and the units will have a roller shutter loading door.

The units are designed to provide a simple and cost-effective solution to purchasers looking for functional new build work and storage space which will include a WC, teapoint and 3 phase power connection.

Our client is happy to discuss fit out requirements for building regulations purposes subject to agreeing additional costs. Please contact the agents for information in this regard.

SERVICES

All units will be provided with a 3-phase electrical supply and water

FLOOR AREAS (approx. to GIA unless otherwise specified, indicative only)

A range of sizes can be provided.

Building type 1 - detached 182 sq m. (1960 sq ft).

Building type 2 – semi-detached 91 sq m (980 sq ft).

Building type 3 – detached 60 sq m. (650 sq ft).

Building type 4 – semi-detached 80 sq m. (860 sq ft).

RATEABLE VALUE

The units will be separately assessed for business rates purposes. Purchasers may benefit from small business rates relief but must make their own enquiries in this regard.

EPC

An EPC will be provided if and as appropriate.

PRICING

Building type 1 - £225,000

Building type 2 – £117,500

Building type 3 – £85,000

Building type 4 – £107,500

The vendor can also offer a phased payment option – please contact the agents for more details.

VAT

Interested parties must take their own enquiries in this regard.

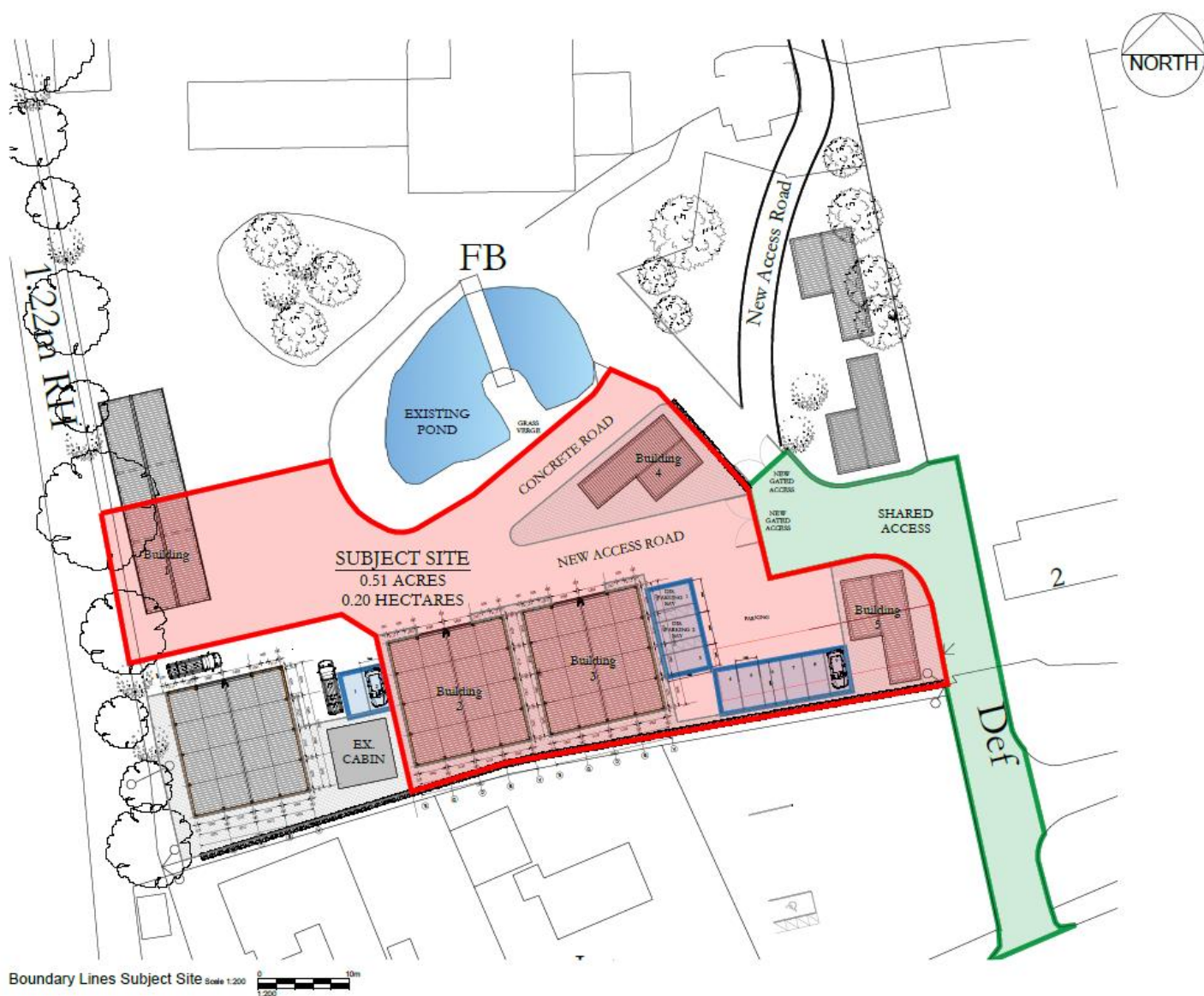
VIEWING

Viewings are by strictly prior appointment with the sole agents McBeath Property Consultancy
andrew@mcbeathproperty.co.uk 07725 416002 or 01904 692929

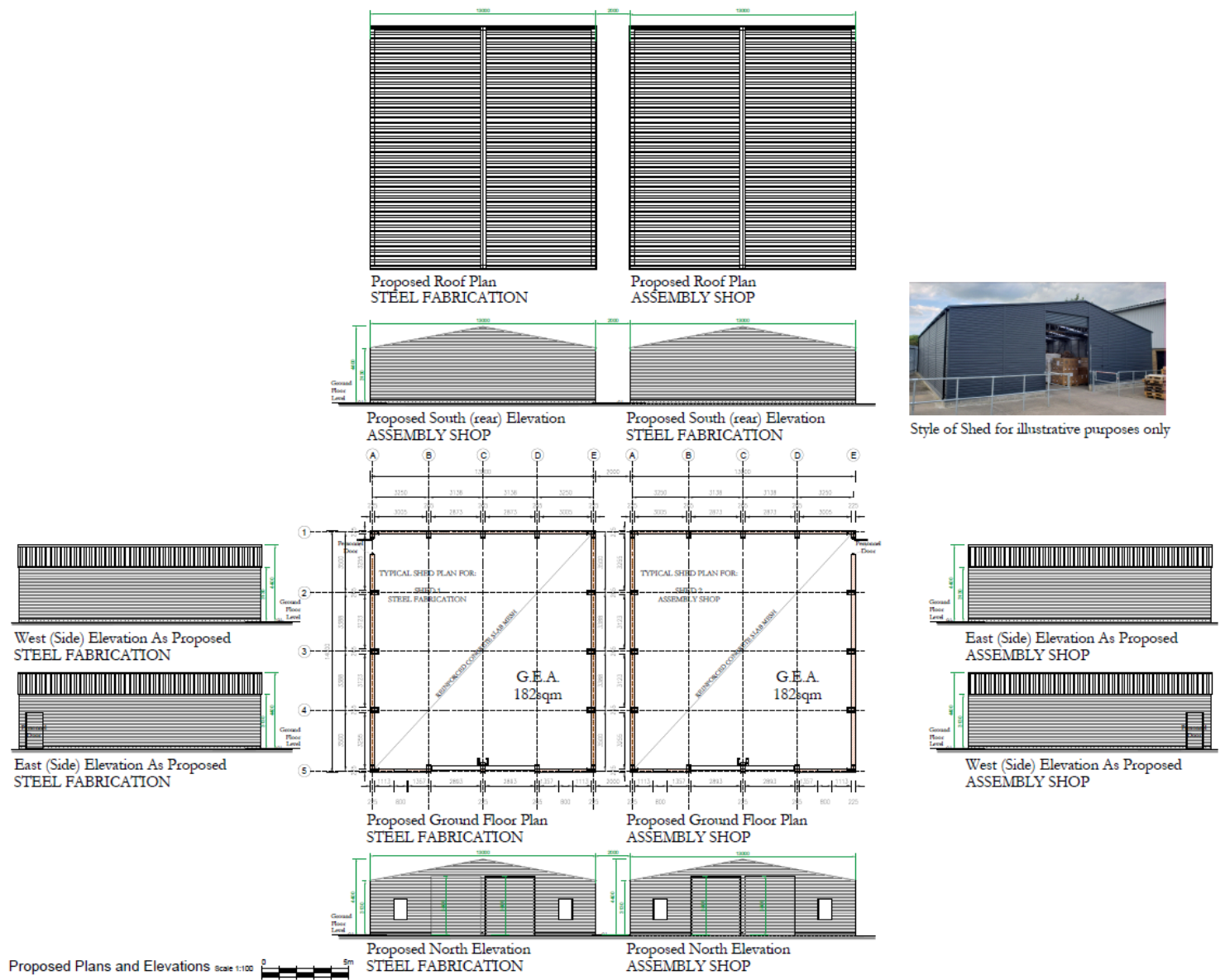
Location Map



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Plans for Indicative Purposes only – Not to Scale



Building Type 1

Plans for Indicative Purposes only – Not to Scale