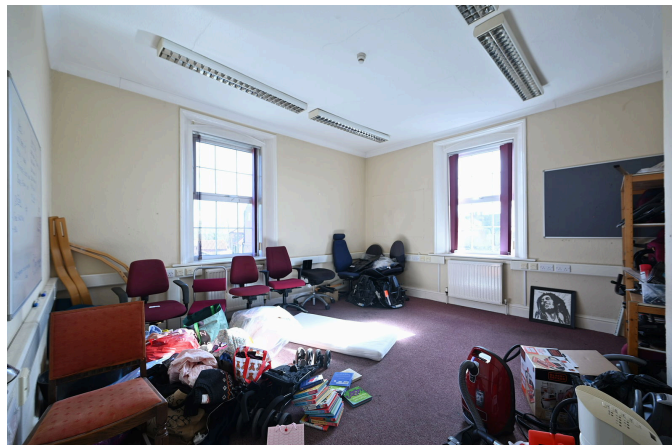


Redworth House, Main Street, Shipton by Beningborough, YO30 1AA

£2,500PCM (Deposit: £2,500)

 0  0  0



Tax Band: Furnished: Unfurnished

This fantastic office building occupies a prominent position facing the A19 in the pleasant village of Shipton by Beningborough, just north of York and less than three miles from York ring road.

The building has B1 classification and is currently occupied by a office equipment company but could suit a wide variety of businesses. Total ground and first floor area approx. 2450 sq ft. (227 sq m.). The eight offices total approx. 1839 sq ft. (171 sq m.). On-site parking and overflow parking is available.

Lease Terms: Rent is subject to VAT. The property is available on a new 5 year lease with 2 year break clause. Terms to be negotiated. Security the equivalent of one months rent is required.

Legal Costs: All parties will be responsible for their own legal expenses. Fees: Credit check fee of £100 including VAT.

Rateable Value: £11,750. For rates or planning queries contact City of York Council.

01765 608203

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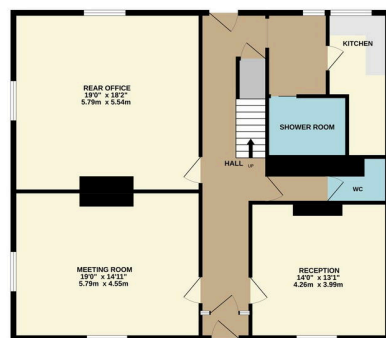
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Info@solopm.com

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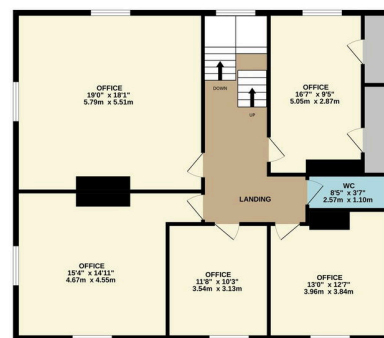


- Substantial Office Building
- B1 use Classification
- Extensive Attic Space
- Just North of York on A19
- Viewing Recommended
- Eight Offices total 1839 sq ft.
- Large & Bright Offices
- On-Site Parking
- Highly Accessible Location
- Rent is Plus VAT

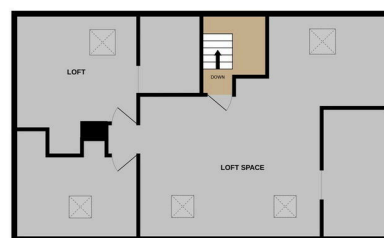
GROUND FLOOR
1220 sq.ft. (113.3 sq.m.) approx.



1ST FLOOR
1231 sq.ft. (114.3 sq.m.) approx.



2ND FLOOR
870 sq.ft. (80.8 sq.m.) approx.



TOTAL FLOOR AREA : 3320 sq.ft. (308.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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