

LOW FARM BARN

**SNEATON, WHITBY
NORTH YORKSHIRE
YO22 5HS**



Guide Price

Barn Five £145,000

Barn Six £165,000

Barn Conversions Five & Six at Low Farm, Sneaton

Now with planning permission to demolish the existing buildings and rebuild to your own layout, opening up a new world of opportunities in both personal design and tax savings, as this will be classed as a new build and therefore will not attract any VAT under the current scheme, create a saving of 20%. Making this a rare chance to acquire a new build plot in the highly sought-after village of Sneaton, located in the North Yorkshire Moors National Park, just over 3 miles south of Whitby, the iconic seaside resort.

Sneaton boasts a welcoming village atmosphere with amenities such as the local pub, Beacon Farm Shop, an ice cream parlour, a church, and a village hall.

Both properties come with generous rear gardens and ample parking at the front.

The development is approved under planning application number NYM/2022/0249, with details available through the agents and the North Yorkshire Moors National Park Planning Portal. In accordance with the NYMNP's CO13 policy, these barn conversions must serve as principal residences, meaning the main occupier must live in them for at least 80% of the year if they own another property.

Site viewings are available by appointment, and appropriate PPE is required. All visits must be accompanied by the agent.

Local Authority

North Yorkshire County Council, Town Hall, St Nicholas Street, Scarborough, North Yorkshire, YO11 2HG

Planning Authority

North York Moors National Park Authority, The Old Vicarage, Bondgate Helmsley, York, YO62 5BP



Gallery

SNEATON



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