



# CARVERS

SALES & LETTINGS

Fremington

Richmond, DL11 6AW

Auction Guide £18,000

Land



null



null



null

\*\*\*Situated in the Hamlet of Fremington, approx 1 acre of land available\*\*\*

For sale by Modern Method of Auction; Starting Bid Price £18,000 plus Reservation Fee: 4.50% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT.

(Any proposed development would be subject to planning approval and consultation with the Yorkshire Dales National park authority )

The Freehold title is being sold with a clawback option of 25% uplift for 30 years.

This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold). If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding. The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.50% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax. Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.

Any interested parties please contact the branch for more information.



- 1 Acre Plot
- On the Boundary of National Park
- 25% overage for 30yrs
- For Sale by Modern Method of Auction

### Auctioneer's Comments

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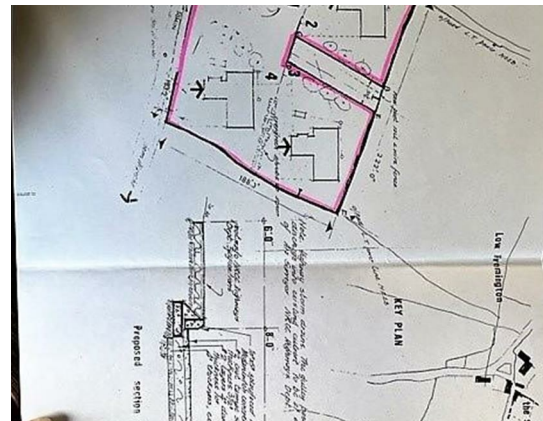
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### General Information

Tenure: Freehold

Services: None

Local Authority: North Yorkshire Council



Property size taken from EPC  
sq ft



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There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances.  
The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.



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