



BUILDING PLOT, Lombards Wynd, Richmond, North Yorkshire, DL10 4JY

Offered over £120,000

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*** STAR BUY AT A REDUCED PRICE *** Possibly THE LAST RESIDENTIAL BUILDING PLOT on Lombards Wynd with FAR-REACHING VIEWS to the south-east towards the River Swale. PLANNING PERMISSION for a Stunning 226sqm (2,432sqft) GRAND DESIGNS Style Home with viewing terraces.

CENTRAL TOWN LOCATION, just yards from 'Old Town' Frenchgate & strolling distance from river walks, & (among others) The Easby Abbey walk.

Situated on the edge of the beautiful Yorkshire Dales National Park, Richmond is an historic Georgian market town of unique character & beauty - The Rough Guide to Britain describes the town as 'an absolute gem', one of the most beautiful & rewarding places to live in the Country. There is excellent A1(M) & A66 access at Scotch Corner (4.5 miles) & mainline rail station at Darlington 14 miles - LONDON Kings Cross 2 hours 20 minutes.

THE PROPERTY

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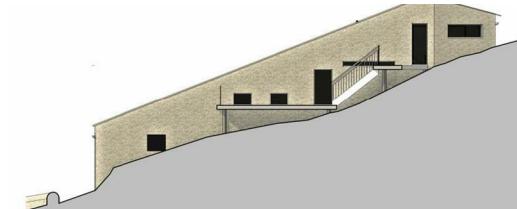


SERVICES

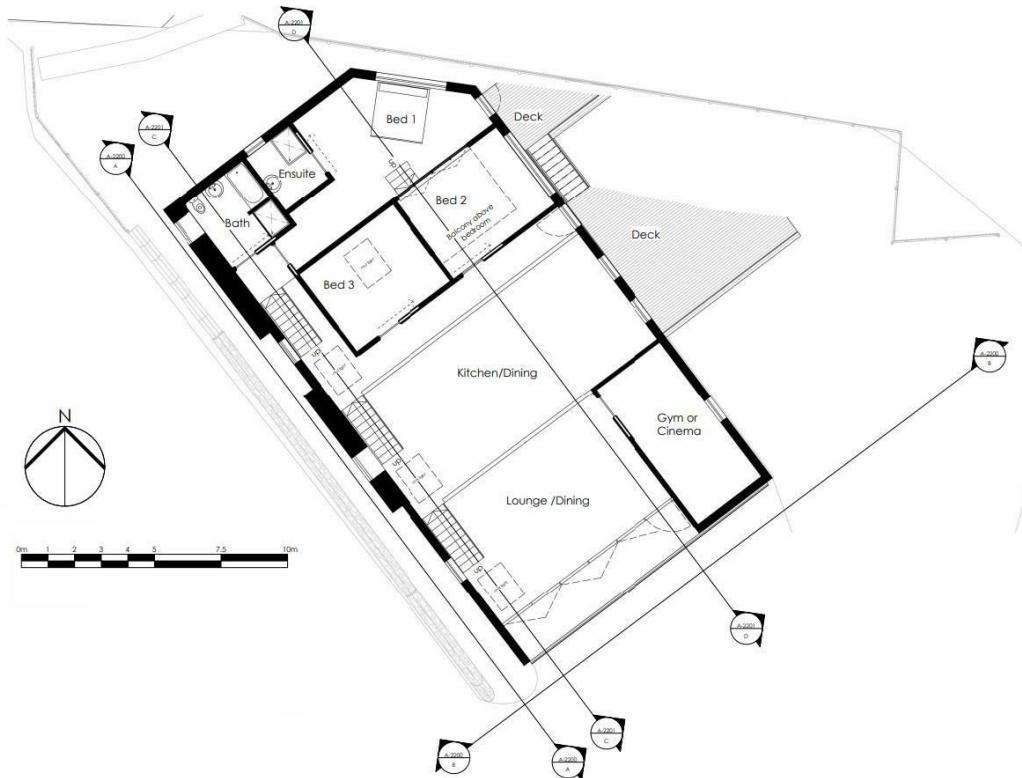
Mains Water, Electricity, Gas & Drainage will have to be connected.

PERSONAL INTEREST

NB: In accordance with Section 21 of the Estate Agent Act 1979, we declare that there is a personal interest in the sale of this property. The property is being marketed by a member of staff within Marcus Aldersons.



OFFERS OVER £120,000



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		

England & Wales

EU Directive
2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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