



The Barn

Adjacent to Field Cottage, Grove Terrace, Middleham, Leyburn,
DL8 1NT



Robin Jessop



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A Useful Semi-Detached Stone Built Barn a Short Walk Away from the Centre of Middleham

- Semi-Detached Barn
- Number of Potential Uses
- Good Structural Condition
- Watertight
- Close To The Centre of Middleham
- Conversion Potential
- Ideal for Storage
- Viewing by Appointment Only
- Guide Price : £35,000

SITUATION

Leyburn 2 miles. Bedale 10 miles. A1(M) Interchange at Leeming Bar 12 miles. Northallerton 18 miles. Leeds Bradford and Newcastle airports are both a one-hour drive. Distances and times are approximate.

Middleham is famous for its castle and horse racing connections with many renowned training yards located around the town. The town benefits from a convenience store, three public houses, a restaurant, a fish and chip shop, a tearoom, two antique shops and a church together with a primary school and a nursery.

The barn is located a short walk away from the centre of Middleham along Grove Terrace. Middleham itself has a range of services and amenities and is in close proximity to the local market towns of Leyburn, Bedale and Masham as well as the A1(M) Interchange at Leeming Bar which brings larger centres such as Darlington, York and Leeds into a commuting distance.

DESCRIPTION

The barn comprises a 4.8m x 3.1m two storey semi-detached barn which is in close proximity to the centre of Middleham. It also features a timber first floor and garage door on the front. The barn is currently used for storage. Although, it offers potential for a number of other uses, including conversion to create a small residential dwelling subject to the relevant planning permission.

GENERAL REMARKS & STIPULATIONS

VIEWING

Strictly by Appointment with Robin Jessop Ltd – Telephone 01969 622800 or 01677 425950.

OFFERS

All offers must be confirmed in writing. We will NOT report any verbal offer unless it is confirmed in writing.

MONEY LAUNDERING REGULATIONS

Please note that if you are the successful purchaser it is now a legal requirement for you to provide 2 forms of ID. This will need to be provided personally in our office where we can take copies of both this and

proof of funds, which we also require to comply with Money Laundering Regulations.

METHOD OF SALE

The property is initially being offered for sale by Private Treaty. However, we reserve the right to conclude the sale by any other means at our discretion.

WHAT3WORDS

///townhouse.magnitude.lightbulb

FIXTURES & FITTINGS

Only those fixtures and fittings described within this brochure are included in the sale.

TENURE

Freehold with vacant possession.

SERVICES

The property has no mains services, however it is understood these will be nearby.

LOCAL AUTHORITY

North Yorkshire Council, County Hall, Racecourse Lane, Northallerton, DL7 8AD Tel: 01609 780780



Important Notice: Robin Jessop Ltd, their clients and any Joint Agents give notice that: They are not authorized to make or give any representations of warranties in relation to the property either here or elsewhere, on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning permission, building regulations or other consents. Where it is stated that there is planning potential, Purchasers must satisfy themselves with the Planning Authority or otherwise. Robin Jessop Ltd has not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



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