

TO LET

THE STONE BARN,
CHURCH STREET,
WEST TANFIELD,
RIPON, NORTH
YORKSHIRE
HG4 5JQ

1,548 sq ft
143.81 sq m

- Ground & first floor office/studio space
- Allocated parking on site
- Attractive period stone barn conversion
- Close proximity to Ripon via A6108

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LOCATION

The property comprises ground floor and first floor office/studio space, conveniently situated within the picturesque village of West Tanfield. The property is approximately 6 miles from the centre of Ripon and 9 miles from A1(M) Junction 50 Baldersby interchange. The property is situated only a short walk away from the village's Post Office & Village Shop.

DESCRIPTION

An attractive period stone barn conversion offering ground floor and first floor accommodation with a storage/filing room, board room and office space together with WC facilities and a kitchen to the rear. Externally, the property benefits from generous on-site parking.

ACCOMMODATION

Name	Size
Property	1,548 sq ft (143.81 sq m)
Total	1,548 sq ft (143.81 sq m)

TERMS

The property is available by way of a new Lease for a term of years to be agreed.

RENT

£17,000 per annum exclusive

SERVICES/SERVICE CHARGE

The property benefits from mains services to include electricity, water and foul sewerage.

EPC

The property has an EPC rating of E.

LEGAL COSTS

Each party to be responsible for the

payment of their own legal costs.

VAT

Strictly by appointment with agents.

VIEWING

Strictly by appointment with agents.



CONTACT

Kathryn Fawcett
01423 707840 /
Kathryn.Fawcett@carterjonas.co.uk

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IMPORTANT INFORMATION

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