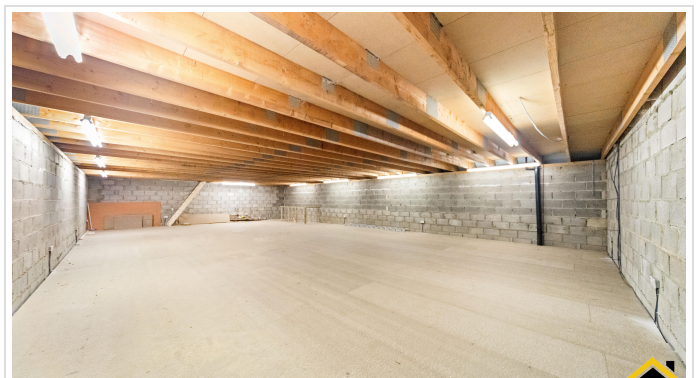


## 0 Bed Land In Linton Common Linton, Wetherby, LS22 4JE

£1,000,000





# SHORT DESCRIPTION

Property Ref: 12691 Linton Village Near Wetherby LS22 12.05 acres of grade 2 high quality agricultural land together with versatile cavity wall agricultural building laid out internally to provide approximately 3800 sq ft of space with wc, benefits from mains water, gas and electric supply and septic tank drainage. Large metallated parking area and remote controlled electric farm gate. Benefits from extensive frontage onto two roads, Linton Common to the south and Trip Lane to the North from which it also benefits from gated pedestrian and vehicular access. There is clearly opportunity for Class Q permission in future with continued agricultural use of the building and also possibility of alternative uses over time subject to planning permission. This is a very rare opportunity to acquire such an extensive tract of land and large versatile building in a prestigious location. £1 million. Viewings subject to financial status verification.....

0

Bed Room(s)

0

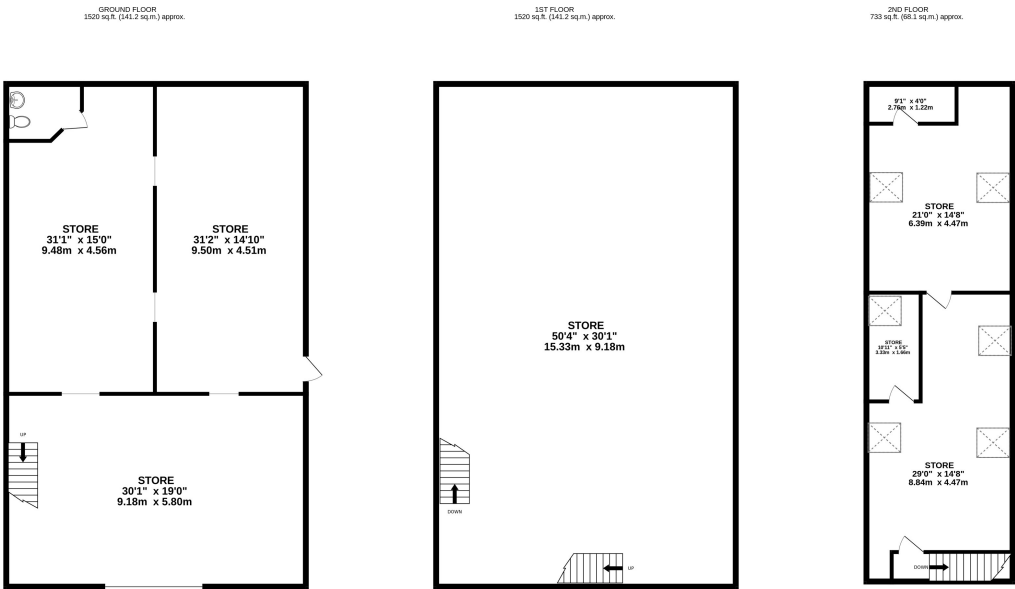
Bath Room(s)

0

Living Room(s)

## FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.



TOTAL FLOOR AREA : 3774 sq.ft. (350.6 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## EPC GRAPH

Illustrations are for identification purposes only and are not to scale.  
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