

lot 27

St Christopher House, George Cayley Drive
Clifton Moor, York, North Yorkshire YO30 4XE

Vacant Possession

Freehold Office Building with Vacant Possession

- Situated in established office and business park location
- Nearby occupiers include BMW, Mercedes-Benz, Best Western's central office, Volkswagen and Travis Perkins
- Approximately 256.77 sq m (2,764 sq ft)
- Includes 10 car parking spaces



Location

Miles: 2 miles north of York City Centre
20 miles east of Harrogate
25 miles north-east of Leeds
Roads: A1237, A19, A59
Rail: York Railway Station
Air: Leeds Bradford International Airport

Situation

The property is located in the established office and business park area of Clifton Moor, 2 miles north of York City Centre. St Christopher House is situated on the east side of George Cayley Drive off Kettlestring Lane. The property benefits from being highly visible from the busy Clifton Moor Gate road. Neighbouring occupiers include BMW, Toyota, Volkswagen and Travis Perkins.

Description

The property comprises a modern office building with accommodation on the ground and first floors and may lend itself to sub-division. St Christopher House benefits from a double height glass reception, air conditioning, perimeter trunking and parking for approximately 10 cars. The property has recently undergone a refurbishment programme.

Tenure

Freehold.

VAT

VAT is not applicable to this lot.

Tenancy and accommodation

Floor	Use	Floor Areas (Approx)		Tenant
Ground	Office	126.52 sq m	(1,362 sq ft)	VACANT POSSESSION
First	Office	130.24 sq m	(1,402 sq ft)	
Totals		256.76 sq m	(2,764 sq ft)	

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