



PROPERTY CONSULTANTS

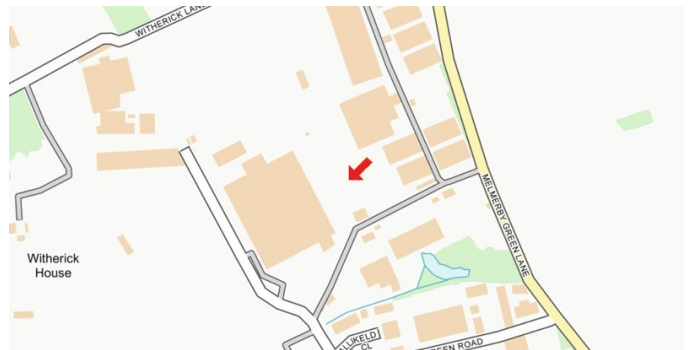
TO LET

Potter Space Ripon
Melmerby Green Lane
Ripon
North Yorkshire
HG4 5HP



Open Storage Land 0.7 Acres (0.28 Hectares)

- Situated on an established business park location
- Superb access to A1(M) motorway, York, Harrogate and North East
- Located on a secure site with out of hours monitored CCTV security
- Fenced compound with gated access
- Management team onsite
- Mains electric can be available subject to viability
- Hard surface can be applied subject to viability



Location

The property is strategically located just 1 mile from Junction 50 of the A1 Motorway, less than 3 miles from Ripon City Centre and circa 7 miles from Thirsk Town Centre.

The property itself is accessed off Melmerby Green Lane and leads directly to Junction 50 of the A1 Motorway via the A61.

Description

The site comprises of a surfaced open storage compound with the benefit of the following specification:

- Located on a secure site with out of hours monitored CCTV security
- Fenced compound with gated access
- Management team onsite
- Mains electric can be available subject to viability
- Hard surface can be applied subject to viability

Legal Costs

Each party is to be responsible for their own legal costs incurred in connection with the completion of the transaction.

Terms

The site is available to rent by way of a Full Repairing and Insuring lease on terms to be agreed.

Further details are available upon request.

Viewings

For further information or to arrange a viewing please contact;

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Agency | Building Surveying and Project Management | Investment | Lease Advisory and Asset Management