

FOR SALE



Michael Steel & Co
PROPERTY CONSULTANTS



FORMER SAW MILL & TIMBER YARD

Nidd Valley
Saw Mills
Dacre Banks/
Summerbridge
Harrogate
HG3 4EA

*Indicative boundaries are for
identification purposes only.

- 1.36 ha (3.36 acres)
 - 1,293.98m² (13,928 sq ft)
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- Riverside setting
 - Accessible location with far reaching rural views
 - Redevelopment potential (subject to planning)



t: 0113 2348 999 | w: michaelsteel.co.uk

Location

The site is located adjacent to the River Nidd and with frontage and access to the highway (B6451) positioned between the villages of Dacre of Summerbridge approximately 7 miles to the north west of Harrogate and 2.5 miles south east of Pateley Bridge in Nidderdale in the Harrogate district of North Yorkshire.



Description

The former Nidd Valley Saw Mills comprises a broadly level and irregular shaped site including concrete surfaced loading platforms, yards and circulation with tarmacadamed surfaced access roadway.

A two storey (and part single storey) stone mill building has a pitched blue slate covered roof on timber queen post trusses, single storey stone and brick sawmill extensions and a number of prefabricated office and storage buildings.



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Viewing and enquiries strictly by appointment only with the sole agents



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Conditions under which particulars are issued

This property is offered subject to contract, availability and confirmation of details. These particulars do not form part of a contract and, whilst believed to be correct, parties are recommended to satisfy themselves as to their accuracy. The vendors, lessors, or Michael Steel & Co. or any person in their employment, cannot make or give any representation or warranty whatsoever in relation to this property. Unless otherwise stated, all prices and rentals quoted are exclusive of any Value Added Tax to which they may be subject.

* The boundaries are identified edged white for identification purposes only.

Contact

Michael Steel & Co

Tel: 0113 234 8999

Andrew Steel

Email: andrew@michaelsteel.co.uk

Our Ref: 2472/A/S

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Subject to Contract



t: 0113 2348 999 | w: michaelsteel.co.uk