



## Sunnydene Farm York Road, Cliffe, YO8 6NU

\*\* A development opportunity for a unique farmhouse with spacious bungalow annexe, dutch barn and outline planning permission for x2 detached dwellings with garages \*\*

Tenure: Freehold

Council Tax Band - E - North Yorkshire County Council

Reference: AP/2023/0041/REF

**£750,000**

- \*\* Development Opportunity \*\*
- 3 Bedroom Farmhouse
- 2 Bedroom Bungalow Annexe - Self Contained
- Farm Shed / Storage Shed Building
- Semi-Rural Village Location
- Great Lifestyle Property
- \*\* Outline Planning Permission for 2 Detached Dwellings \*\*
- Freehold
- Coal / Oil Heating
- Reference: AP/2023/0041/REF

# York Road, Cliffe, Selby, YO8

Approximate Area = 1502 sq ft / 139.5 sq m

Annexe = 853 sq ft / 79.2 sq m

Outbuilding = 1347sq ft / 125.1 sq m

Total = 3702 sq ft / 343.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © Checom 2024. Produced for Keith Taylor Estate Agents. REF: 1131950

