



GRASS PADDOCK GARTON ROAD, ALDBROUGH, EAST YORKSHIRE, HU11
40A

LEONARDS
SINCE 1884

GRASS PADDOCK GARTON ROAD, ALDBROUGH, EAST YORKSHIRE, HU11 4QA

- Grass Paddock
- c.2.85 Acres (1.15 Hectares)
- Suitable for Grazing or Mowing
- Mains Water Supply
- Terms & Rent Negotiable
- Immediately Available

Location & ///what3words

The grass paddock is located south of the Holderness coastal village of Aldbrough with access from Garton Road.

what3words ///ringside.revolts.cigar

Description

A grass paddock extending to approximately 2.85 Acres (1.15 Hectares) of a regular shape with a single access to Garton Road, with a water supply.

Services

There is a mains water connection



Terms

The paddock is available under a grazing or mowing licence, with specific terms to be agreed. Interested parties should make enquiries, to Leonards Hull office. Ref: MJB/RMB

References

In line with our Privacy Policy we will need to undertake a credit check on any prospective tenant/licencee for which there will be a charge of £30 incl. VAT

Money Laundering Regulations 2003 & Immigration Act 2014: Intending purchasers will be asked to produce identification documentation at a later stage. 2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there is any point which is of particular importance, please contact our office and we will endeavour to check the position for you. 3. Measurements: Where given measurements and distances are approximate and given as a guide and do not form part of a contract for sale. 4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. 5. Photographs & Floor Plans: Floor plans where supplied, are not to scale and are provided for general reference only, photographs may have been taken using a wide angle lens which also has the potential to make a room look larger and therefore please refer to the room measurements detailed within this brochure. 6. Leonards for themselves and their vendors of this property, whose agents they are given notice that these particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. Matters referred to should be independently verified by any prospective purchaser. Neither Leonards, nor any of its employees or agents has any authority to make or give any representation or warranty in relation to this property.

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512 Holderness Road
Hull
East Yorkshire
HU9 3DS

Tel: 01482 375212

E-mail: info@leonards-property.co.uk
Website: www.leonards-property.co.uk

