



Whitestonecliffe Inn

Ref: 5455545

Sutton-Under-Whitestonecliffe, Thirsk, YO7 2PR

Freehold: £395,000 + VAT

Vacant Pub, Restaurant with rooms

17th century Inn near Thirsk

Recently refurbished

6 holiday cottages

Approx c.30 car parking spaces to the rear

Located on the foot of Sutton Bank. EPC C



Location

The Whitestonecliffe Inn is located in Sutton-Under-Whitestonecliffe a village and civil parish in North Yorkshire. Historically part of the North Riding of Yorkshire, it is situated on the A170 at the foot of Sutton Bank, about three miles east of Thirsk.

The property is conveniently situated just a short drive from Thirsk, making it an excellent base for exploring the local attractions such as Thirsk Museum, Sutton Bank National Park, Monk Park Farm Visitor Attraction and Upsall Castle which are all accessible in around 10 minutes by car.

Description

The Whitestonecliffe Inn is situated on a plot of just under an acre, near the base of Sutton Bank. This site has a bar and restaurant space, along with 6 recently refurbished letting rooms, a large car park and living accommodation above the main trading area.



Fixtures & Fittings

The sale of the property will include any trade fixtures and fittings which are in the absolute ownership of the vendor and in situ on completion. Any leased or third party items will be excluded from the sale.

Trading Information

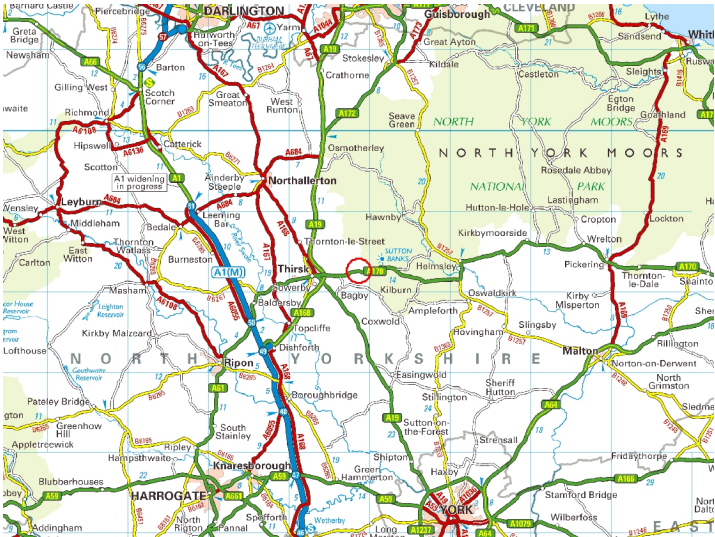
Currently closed.

VAT

Please note that VAT will be payable on the purchase price at the prevailing rate.

Tenure

Freehold with vacant possession.



Internal Details

- The interior features a traditional bar complemented by a mixture of stone walls and wooden beams, which highlight the building's rich heritage
- 90 cover restaurant with multiple private dining areas
- Commercial kitchen with storage rooms
- Cellar conveniently located behind the bar
- Spacious 4 bedroom living accommodation

External Details

- c.20-30 outdoor covers
- Approximately c.30 car parking spaces

Letting Accommodation

6 refurbished letting rooms.



Customer Due Diligence Checks

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 (as amended) require us to conduct due diligence checks upon all purchasers. When an offer has been accepted, the prospective purchaser(s) will need to provide, as a minimum, proof of identity and residential address; if the purchaser is a company or other legal entity, then any person owning more than 25% must provide the same. These documents must either be handled and copied by a Christie & Co employee, or certified copies be provided.

Contact

No direct approach may be made to the business. For an appointment to view, please contact the vendor's agent:

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