

Our Ref: TKW/RMB/
Date: 24 January 2014

NYM / 2014 / 0054 / EU

Mr R G Winn
Old Barn Cottage
Middle Farm
Allerston
Pickering
North Yorkshire
YO18 7PG

NYM
28 JAN 2014

Dear Richard

RE: LETTING OF CHURCH FARMHOUSE, STAINTONDALE
CLIENT: MR C BIRD

Further to our recent correspondence, please find enclosed an update with regard to the marketing of Church Farmhouse which is available To Let.

Cundalls were instructed by Mr Colin Bird on 25th September 2013 to market Church Farmhouse on the letting market at a rental figure of £900 per calendar month. The property has been marketed in the local press, within our offices, on Cundalls website and other property portals including www.rightmove.co.uk

The property comprises a well-presented six bedroom house subject to an Agricultural Occupancy Clause with gardens front and rear, driveway and garage. The property is situated in a rural position with countryside and sea views. The accommodation comprises: Entrance hall, kitchen, lounge, conservatory, downstairs WC, separate shower room, six bedrooms and family bathroom. The property benefits from full oil fired central heating, two wood burners, UPVC – DG windows. We have also made paddock land amounting to 3.5 acres along with two stables available, in order to tray and secure an Agricultural type tenant who would meet the occupancy restriction.

To date, we have had no viewings on the property and it is still available To Let. We have had enquires, but when we have explained the agricultural occupancy clause to prospective tenants they have been unable to meet the requirements to occupy the property.

I trust you find the above in order, however, if you do have any queries please do not hesitate to contact me.

Yours sincerely

Tom Watson BSc (Hons) MRICS FAAY
Director

t. 01653 697820
m. 07931 520677
e. tom.watson@cundalls.co.uk



15 Market Place, Malton,
North Yorkshire, YO17 7LP

Website: www.cundalls.co.uk

Also at;
40 Burgate, Pickering,
North Yorkshire, YO18 7AU

uk

In association with;
Cundalls RFAS
Reagarth Farm, Helmsley
North Yorkshire. YO62 5XH

