

PRIME FREEHOLD DRIVE THRU SITE FOR SALE MONKS CROSS DRIVE YORK YO32 9GX





LOCATION

The drive thru site is situated adjoining the new Lidl on Monks Cross Drive. Monks Cross Shopping Park is situated some 2 miles North East of York city centre and together with the Vanguard shopping Centre form the regionally dominant shopping destination for York and much wider Yorkshire Catchment.

DESCRIPTION

The site shown outlined in red comprises circa 0.296 acres and benefits from services to the boundary.

In addition to the site Lidl will grant rights to the purchaser/occupier in relation to the car parking spaces outlined in blue.

PLANNING

The site benefits from outline consent for a drive through of 242 sq m under planning application 23/ 02200/FLUM.

Further information in relation to this consent is available upon request.

TERMS

Offers are invited for the freehold interest with the benefit of the outline planning consent. Unconditional offers are preferred although conditional offers will be considered subject to terms

SITE INFORMATION

Further site information is available upon request to include:

- Site investigation
- Utilities
- Topo
- Development constraints

ANTI MONEY LAUNDERING

In accordance with anti money laundering regulations two forms of identification and confirmation of the source of funding will be required from the successful purchaser.

VAT

The property has been elected for VAT.



FURTHER INFORMATION

If you require any further information or wish to inspect the property, please do not hesitate to contact the sole agents.



Nick Denton

E nickd@reesdenton.com

M (07989) 352430

MISREPRESENTATION ACT 1967 reesdenton Ltd, for themselves and for the vendors of this property, whose agents they are, give notice that (i) the particulars and any further information communicated by any means to potential purchasers of the property described in the particulars, or their advisers, in connection with the possible sale of the property are provided solely for the purpose of assisting potential purchasers in deciding whether they wish to proceed with further investigation of the property and do not constitute either the whole or any part of an invitation, offer or contract for sale of the property; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct as at the date of the particulars (or the date of the relevant information if earlier). However, potential purchasers are not entitled to rely on them as statements or representations of fact but should satisfy themselves by searches, enquiries, surveys and inspections or otherwise with regard to the accuracy of such details. No responsibility or liability is or will be accepted by reesdenton Ltd, the vendor(s) of the property or any of their respective subsidiaries, affiliates, directors, officers, representatives, employees, advisors, or agents for any loss or damage suffered by any party, resulting from reliance on the particulars or any other information communicated by any means to that party, or its advisers, in connection with the possible sale of the property. No person in the employment of reesdenton Ltd or the vendor(s) has authority to make or give any representation or warranty, express or implied, in relation to the property. References to reesdenton Ltd include any joint agents acting with reesdenton Ltd.

Designed by **ARK** September 2025