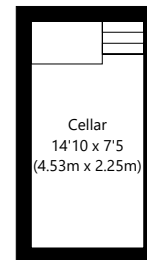
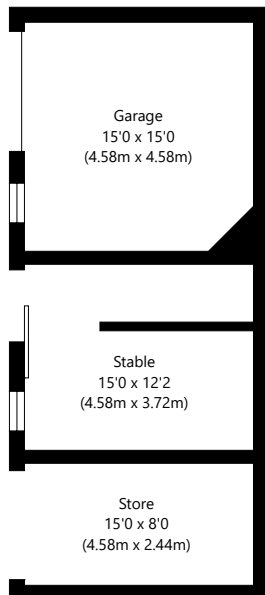
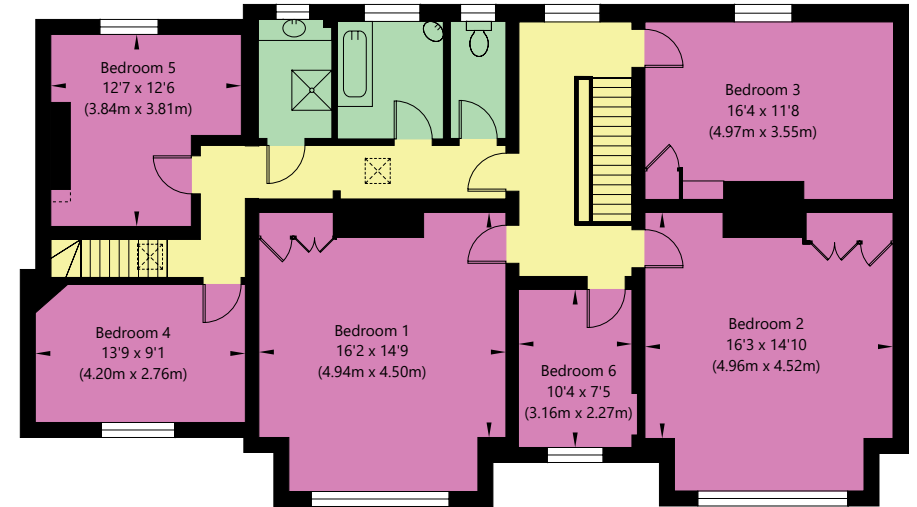
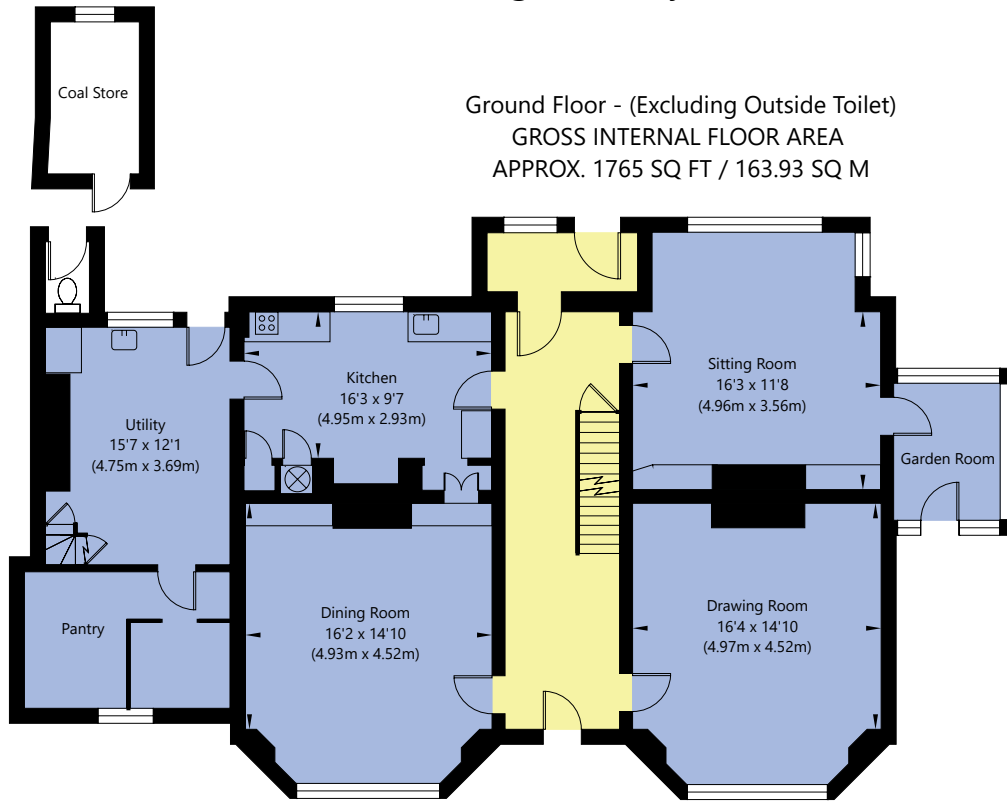


Old Vicarage, Cherry Tree Avenue, Newton On Ouse, York, YO30 2BN

Ground Floor - (Excluding Outside Toilet)
GROSS INTERNAL FLOOR AREA
APPROX. 1765 SQ FT / 163.93 SQ M

First Floor
GROSS INTERNAL FLOOR AREA
APPROX. 1585 SQ FT / 147.27 SQ M



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 3350 SQ FT / 311.2 SQ M - (Excluding Cellar, Outside Toilet & All Outbuildings)

All measurements and fixtures including doors and windows are approximate and should be independently verified.

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