



FOR SALE
Investment/Development Opportunity
Call: 01549 871111



Soroptimist's House
28, 30, 32 Otley Street, Skipton
Investment/Development Opportunity

28, 30, 32 Otley Street,
Skipton, North Yorkshire, BD23 1EW

Guide Price: £450,000

LOCATION

Situated in this popular central town location a short distance from the High Street and all the facilities and amenities this vibrant town offers.

Otley Street is popular with professional services and office occupiers as well as character residential properties which makes this a sought after location.

DESCRIPTION

A very adaptable property currently offering Soroptimists Meeting Rooms and offices to the ground floors. A substantial basement area with independent access, two spacious self contained first and second floor maisonettes, previously let but now offered with full vacant possession.

The property offers attractive ground floor accommodation for meeting or offices, valuable rental income from the maisonettes or provides a valuable town centre opportunity to convert to apartments or attractive terrace houses in this preferred location, subject to planning approval.

SERVICES

The property benefits from mains electricity, gas, water and drainage. The ground floor only is heated by a partial gas fired central heating system. None of the services have been tested and Purchasers are advised to make their own enquiries as appropriate.

TENURE

The property is sold freehold with vacant possession upon completion.

EPC

28 Otley Street - EPC rating of F (147).

30 Otley Street - EPC rating of D (62).

32 Otley Street - EPC rating of E (41).

RATEABLE VALUE / COUNCIL TAX

28 Otley Street - RV £2,900.

30 Otley Street - Council Tax Band B.

32 Otley Street - Council Tax Band B.



WHAT3WORDS

///valuables.evening.back

VIEWING ARRANGEMENTS

Viewing strictly by appointment with sole selling agents, WBW Surveyors Ltd.

METHOD OF SALE

The property is offered for sale by private treaty although the Vendors reserve the right to conclude the sale by any other method. There is no forward chain.

OFFERS AND ENQUIRIES

Soroptimist's House is available for sale at a guide price of £450,000.

To make an offer or for further information please contact Michael Beech or Jeff Crabtree on 01756 692900 or by email;

jeff.crabtree@wbwsurveyors.co.uk

michael.beech@wbwsurveyors.co.uk

Particulars prepared August 2025

No 32 Otley Street



No 28 Otley Street



No 30 Otley Street



Not to scale - for identification purposes only



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GENERAL: While we endeavour to make our 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 to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

SERVICES: Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we do strongly advise prospective buyer to commission their own survey or service reports before finalising their offer to purchase.

PLANNING PERMISSION: We have not verified any planning permission and you and your professional adviser must satisfy yourselves of any planning permission or building regulations. Any comments about planning and development are for general guidance only and your professional adviser must advise you. We cannot give any warranty about development potential.

ANIT MONEY LAUNDERING: We are required by the HMRC to undertake Anti Money Laundering checks for all buyers and sellers to the contract. These checks are carried out through Smartsearch and there is a fee of £25. + VAT per buyer. We also require details of your source of funds. We are unable to mark a property Sold Subject to Contract, until the checks have been completed satisfactorily.