

Our Ref: RH/PS598

DAVID HILL

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18 June 2025

Dear Sirs

**Re: Charlestone House, Brackenley Lane, Embsay, Skipton, BD23 6EN**

We have been instructed by the vendors to invite all interested parties to submit their best and final offers. All offers are to be submitted on the following basis.

1. Offers are to be made in writing on the form provided and returned in an envelope marked “**Charlestone**” in the top left corner to enable identification to Messrs David Hill, The New Ship, Mill Bridge, Skipton, North Yorkshire, BD23 1NJ. Alternatively, the completed form can be returned by email to [rharp@david-hill.co.uk](mailto:rharp@ david-hill.co.uk)
2. If preferred, interested parties can offer on both options as described on the accompanying form – Charlestone House alone and Charlestone House together with the additional land.
3. Offers are to be received no later than Monday 30<sup>th</sup> June 2025 by 12 noon
4. Offers are to be for a fixed sum. Escalating offers or offers referring to other bids will not be considered.
5. The vendor is not obliged to accept the highest offer or indeed any of the offers received.
6. Offers already submitted will be disregarded. All offers should be either reconfirmed or revised in accordance with the above terms, using the enclosed form.
7. Offers are to be made subject to contract only.

Yours faithfully

**Messrs David Hill**



**RTPI**

Chartered Town Planner

**Chartered Surveyors • Town Planners • Estate Agents**

**Matthew Binns MRICS • Roger Harper • Caroline Sunter BSc (Hons) MRICS AssocRTPI**