



17 Station Road, Whitley Bay, NE26 2QY

- Ground Floor Retail Unit
- Walking Distance to Metro Station
- Suitable for a Variety of Uses
- Floor Area 43.29 sq. m. (466 sq. ft.)
- Electric Roller Shutters
- On Street Parking

Rent: £6,600 per annum

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Location

Station Road is a secondary retail area of Whitley Bay a town which is currently undergoing a programme of rejuvenation. Around 12 miles east of Newcastle upon Tyne and with the A19 and the Tyne Tunnel also within easy reach.

Description

A ground floor mid terrace retail unit circa 43.29 sq. m. (466 sq. ft.) consisting two open plan retail unit and staff w/c facilities. Internally there are suspended ceiling with recessed spot lighting, ample power points and aluminium framed glazed frontage. To the rear there is a door providing access to a shared rear yard.

Tenure

Leasehold - A new lease is available terms and conditions to be agreed.

Rent

£6,600 per annum

Viewing

Strictly by appointment through this office.

Rateable Value

The 2024 Rating List entry is Rateable Value £6,900

As the RV is below £12,000, occupiers for whom this property forms their sole trading premises will not pay business rates. We advise to seek verification of the above from the Local Rating Authority.

Important Notice

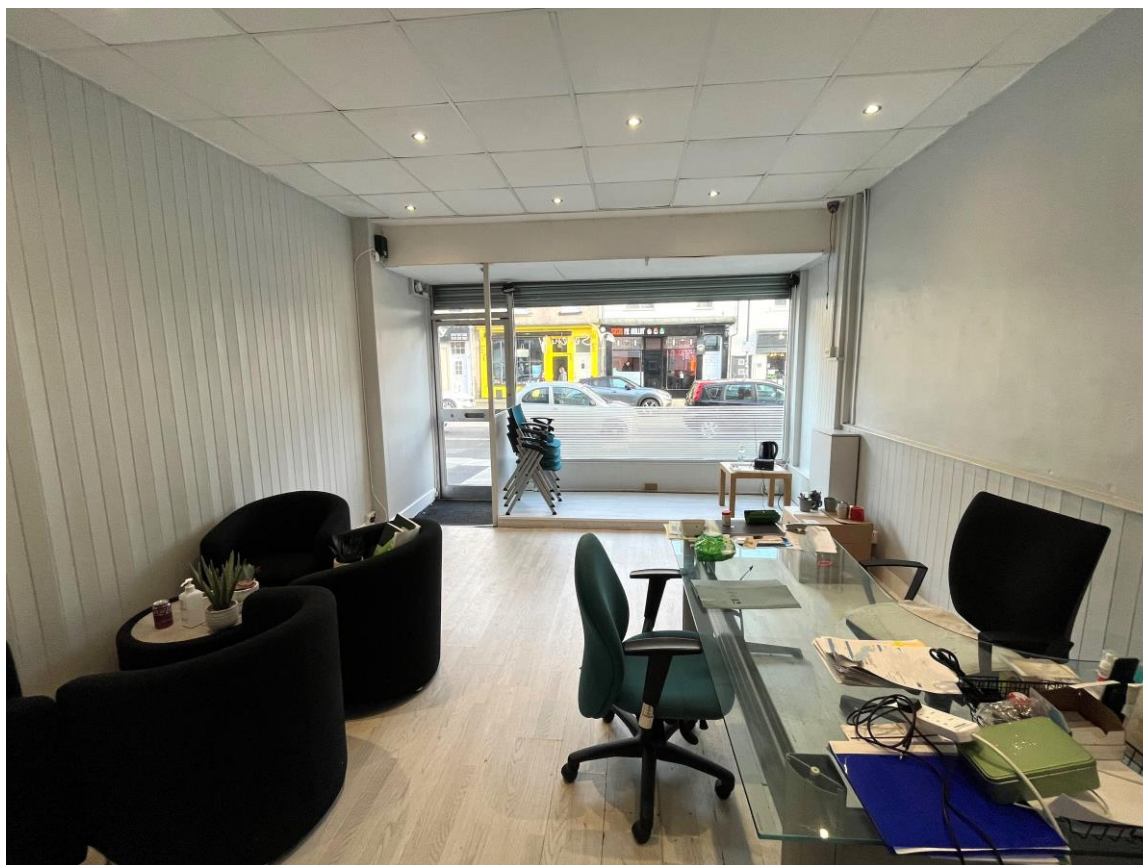
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3. Any areas, measurements and distances given are approximate only.

Ref H965 (Version 1)

Prepared 26th February 2024



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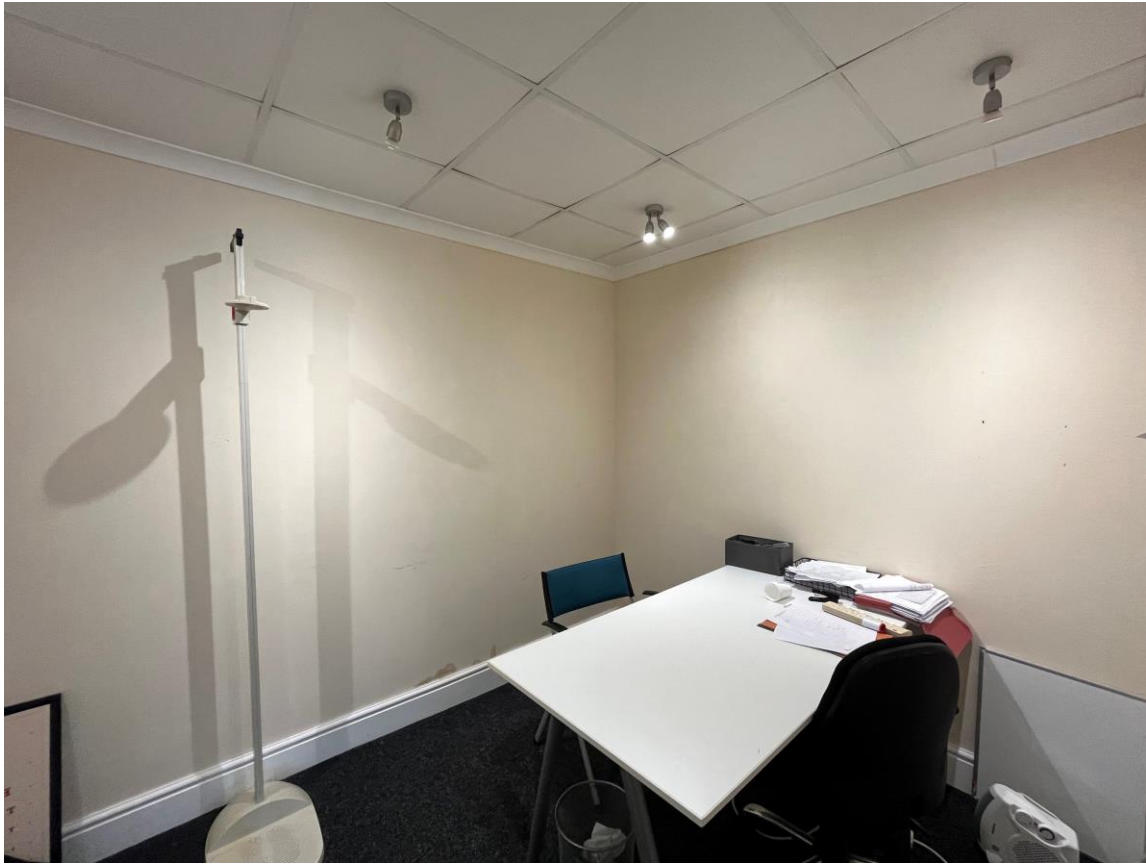
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