



162 Front Street, Chester le Street, Co Durham DH3 3AY

- Semi Detached Two Storey Property
- Floor Area 355 sq. m. (3,820 sq. ft.)
- Formerly an Italian Restaurant
- High Volume of Passing Trade
- Suitable for a Variety of Uses stpp
- Planning In Place for Restaurant/Takeaway & 2 Flats

Auction Guide Price £140,000 +

For Sale by Auction. Live Online Auction, bidding starts Wednesday 30th April 2025

Terms & Conditions apply, see website: www.agentspropertyauction.com

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Location

The property is located on Front Street the main shopping parade of Chester-Le-Street. The location benefits from a mixture of local and national operators. Neighbouring retailers includes Heron Foods, The Card Factory, Hays Travel, Barclays, Lloyds TSB among others.

Description

We are delighted to offer to the market this two-storey semi detached property of brick construction beneath a pitched slate roof. The property formally traded as an Italian restaurant but would suit a variety of other uses subject to the correct use class. Internally the property is in poor condition and in need of refurbishment.

Area	Use	Sq. m.	Sq. ft
Ground Floor	Bar / Restaurant	184	1,980
First Floor	Kitchen/Function Room	153	1,646
Second Floor	Store	18	193
Net Internal		355	3,820

Tenure

Freehold – Title Numbers are as follows:

DU236019

DU143144

DU168149

Auction Guide Price

£140,000+

Planning

There is planning in place, for ground floor restaurant/take away and 2 residential dwellings on first floor.

Planning Ref: DM/24/01149/FPA

Auction

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Legal Pack

For a full legal pack on this property please contact: The Agents Property Auction: 01661 831360

Viewing

Strictly by appointment through this office.

Rateable Value

The 2023 Rating List entry is Rateable Value £22,750

Important Notice

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3. Any areas, measurements and distances given are approximate only.
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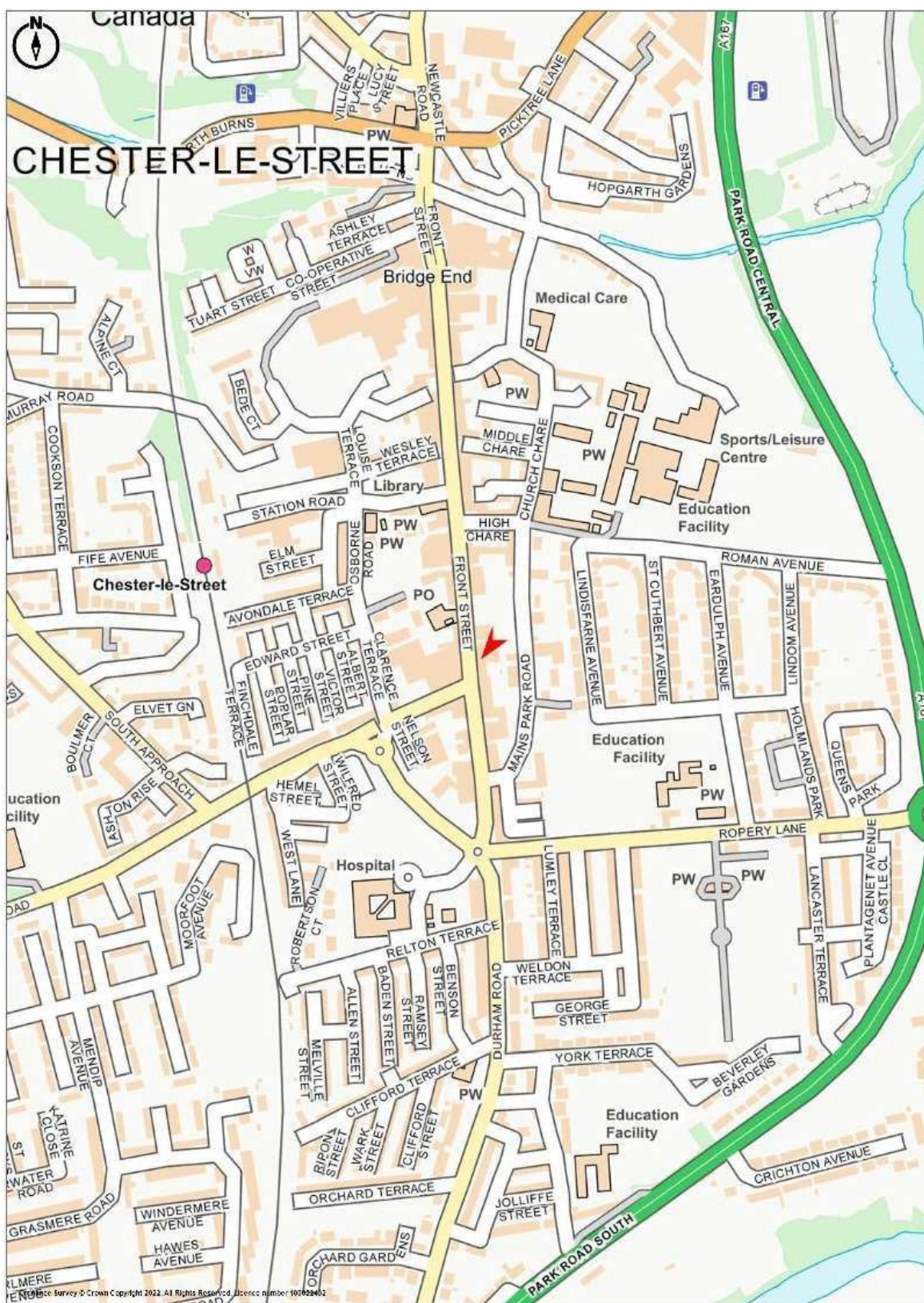
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Prepared 2nd April 2025

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