



64 Westoe Road, South Shields, NE33 4NA

- Vacant Retail Unit
- Prime High Street Location
- Flexible Lease Terms
- Floor Area 61.1 sq.m. (657.6 sq.ft.)
- Excellent Passing Trade
- Low/No Rates Payable

Rent: £7,800 per annum

COMMERCIAL

Location

The business is located on one of the main roads leading into and out of the town centre. The shop forms part of a small parade and is situated close to the Town Hall near the junction with Crossgate.

The Property

The unit has been recently refurbished, throughout, and occupies the ground floor of a two storey mid-terraced property having a pitched roof.

The net internal area is circa 61.1 sq. m. (657.6 sq. ft.).



The property was previous used by a salon, but would be available for a variety of uses (stpp)

Tenure

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

Rent

£7,800 per annum

Viewing

Strictly by appointment through this office.

Rateable Value

The 2026 Rating List entry is Rateable Value £4,250

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

1. Particulars above are not a contract or offer or part of one. You should not rely on statements by Rook Matthews Sayer in the particulars or by word of mouth or in writing as being factually accurate about the property/business, its condition or its value. Rook Matthews Sayer has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility. Any reference to alterations to, or use any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
2. The photographs show only parts of the property as they appeared at the time taken.
3. Any areas, measurements and distances given are approximate only.

Ref I395

Prepared 12th February 2026