- Ground floor retail unit on main street
- Floor area 65.18 sq.ft. (701.59 sq.ft.)
- Suitable for a variety of uses (stpp)
- On street parking
- Open plan retail area with storage & electric roller shutters
- No/low rates payable



166 High Street East,
Wallsend,
NE28 7RP

Tenure: Freehold
Price £85,000

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Location
High Street East, is one of Wallsend's established local commercial locations, positioned within a densely populated residential catchment. The street benefits from strong footfall and passing trade, with excellent access to local amenities, public transport and links to nearby towns and regional road networks (A19 and A1068)

It is close to the Wallsend Metro Station and Wallsend town centre, with on street parking and nearby car parks, within walking distance.
Being a major town, within North Tyneside, it is located 4 miles east of Newcastle and direct access to the Tyne Tunnel, via A19, as well as nearby Silverlink Retail Park (via A0168).

Description
The property is on the ground floor of a two storey red brick construction, which benefits from a large open plan retail space, rear store room, kitchen and staff/WC areas.

The main retail area has laminate flooring throughout and slat walling, suspending ceiling and a shared yard, to the rear.

A great opportunity for an owner occupier or investor.

166 High Street East includes the freehold title of 164 High Street East, which was sold on a long leasehold, previously. The rear yard is shared between both properties, for access and bin storage.

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Accommodation

Room	SQM	SQFT
Main Retail	44.76	481.79
Store Cupboard	1.45	15.6
Rear Storeroom	8.53	91.81
Kitchen	5.66	60.92
Staff Room/Store	3.20	34.44
WC	1.58	17.00

Floor Area
65.18 sq.m. (701.59 sq.ft.)

Price
£85,000

Tenure
Freehold

EPC Rating
C - 68

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Rateable Value
The 2026 Rating List entry is Rateable Value £6,300

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.

Viewing Arrangements
Strictly by appointment through this office.

Information 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.
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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 I555
Prepared 14th October 2026

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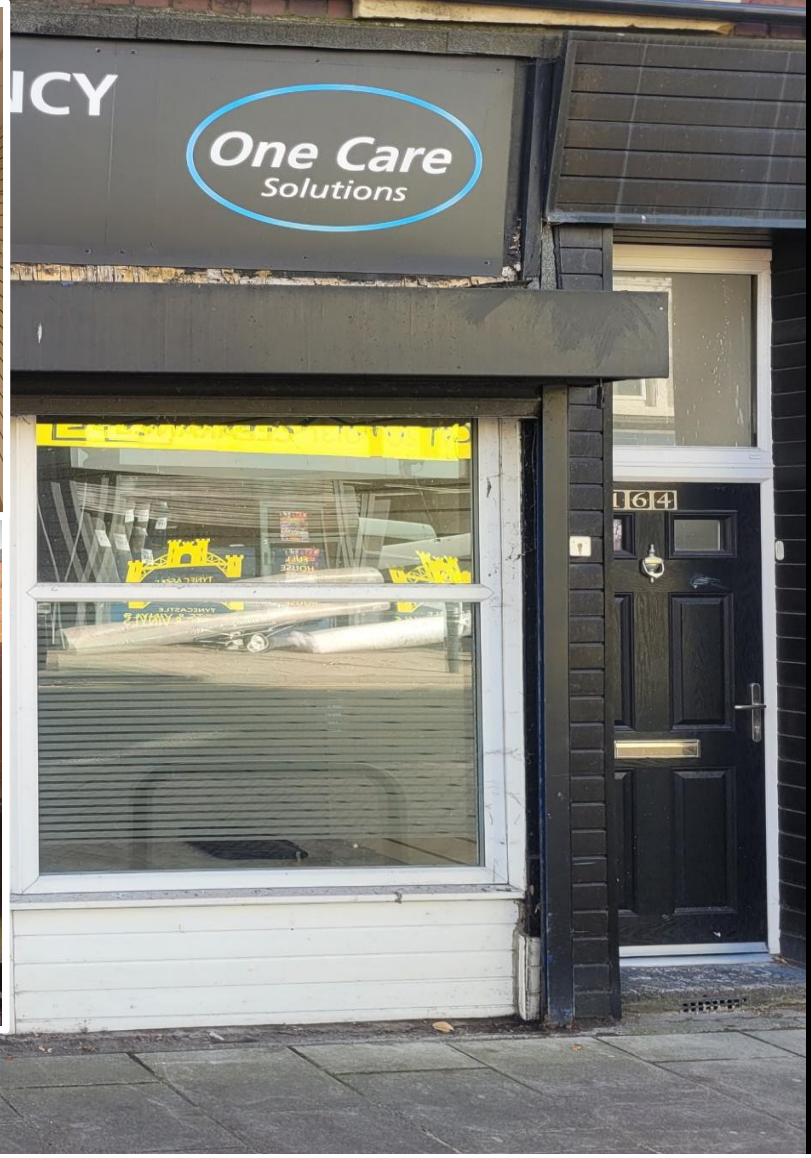
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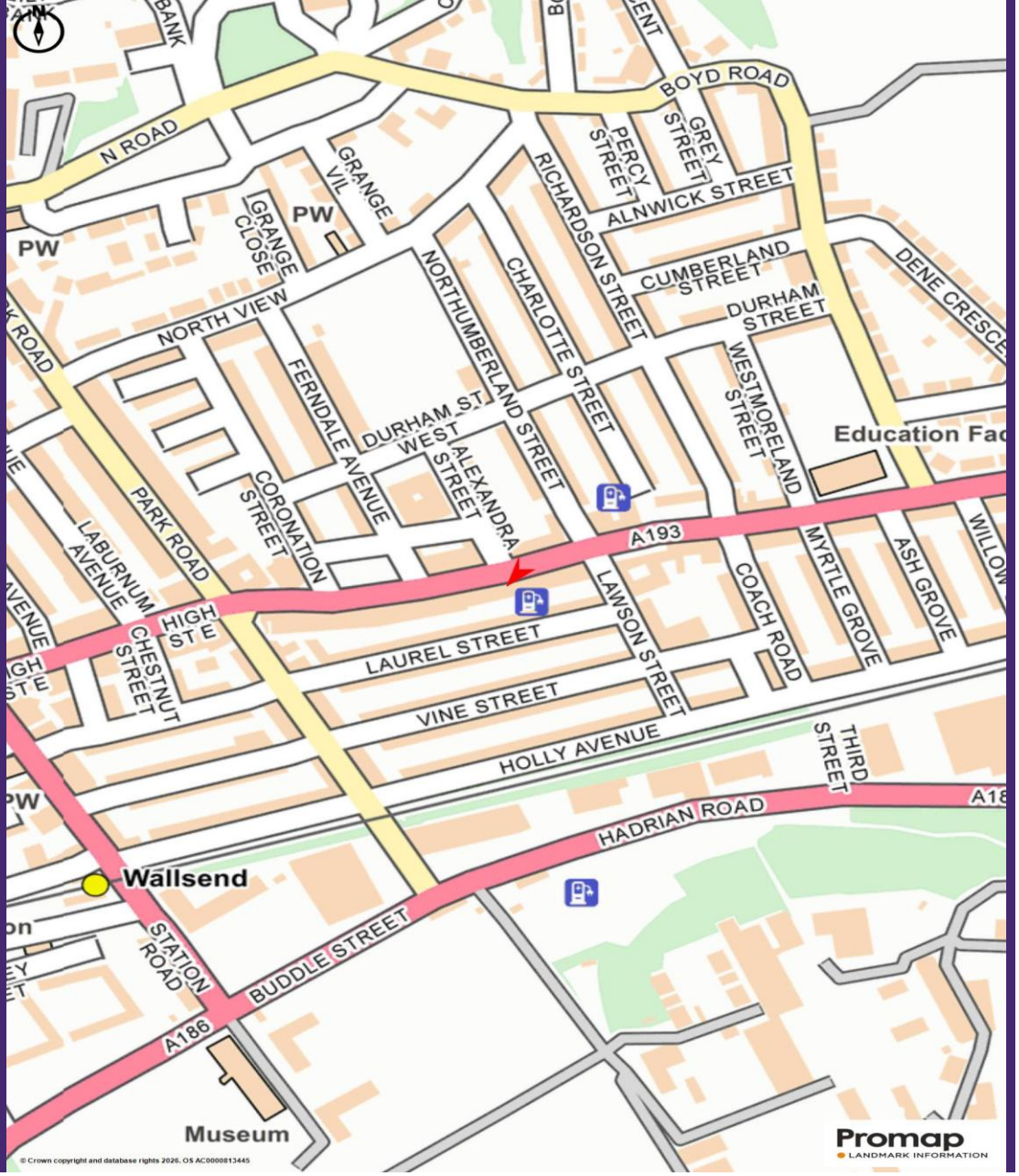


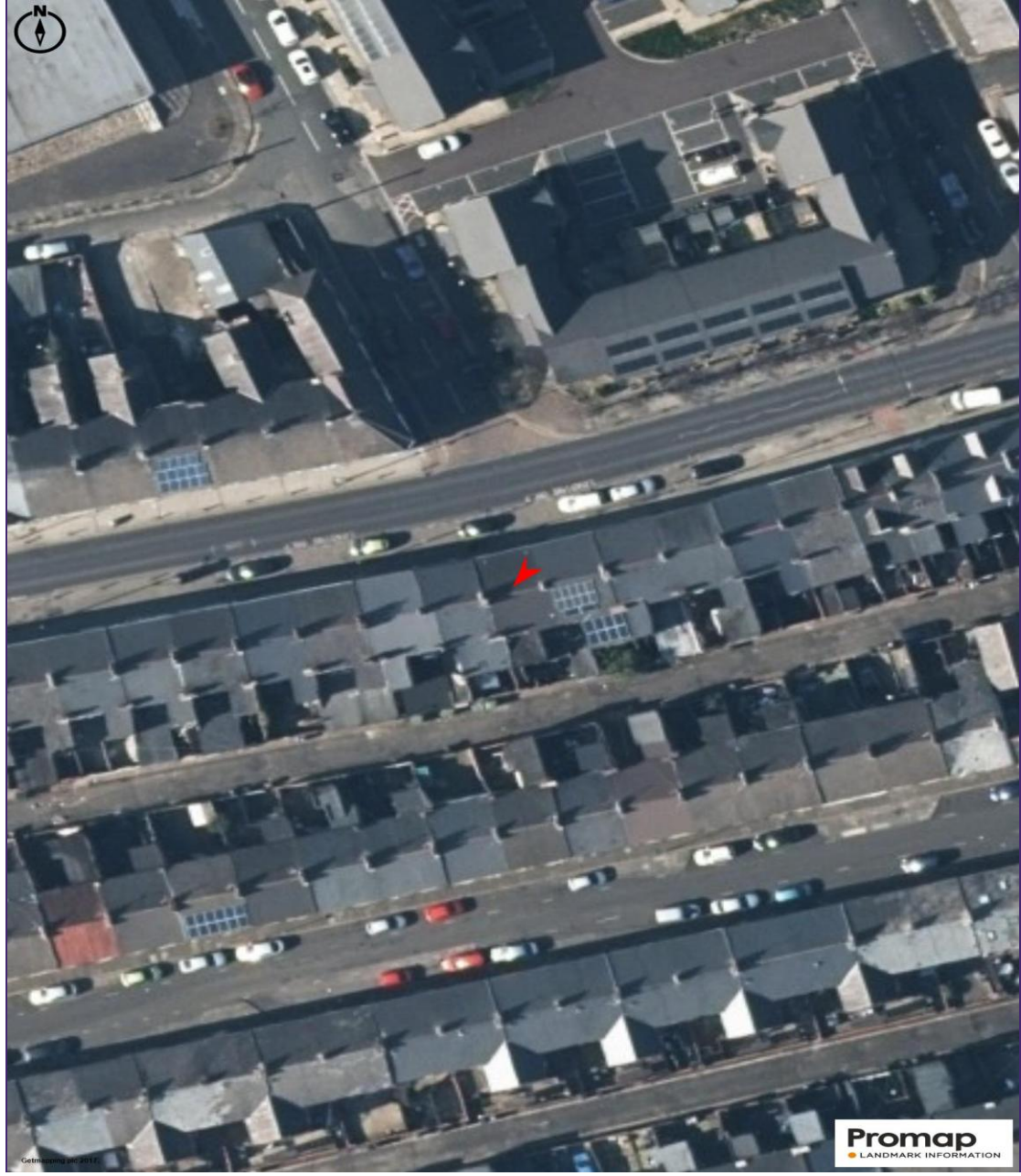




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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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