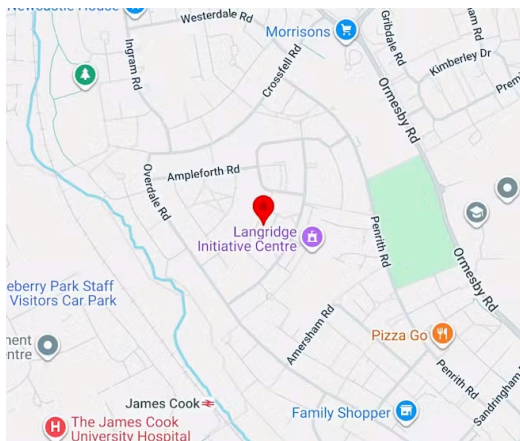




26 Rothbury Road, Berwick Hills, Middlesbrough, TS3 7NW

Office, Retail For Sale | Offers in the region of £60,000 | 914 sq ft

For sale retail unit. Offers IRO £45,000.



Description

A ground-floor retail unit located on Rothbury Road, Middlesbrough, offers approximately 914 sq ft of space, Current income of £6000 per annum (fri lease) plus £62 pcm payable from the tenant for the service charge. Tenanted by a beautician/ hairdressing. The property features a prominent frontage, plenty of natural light, and a flexible internal layout. It includes a retail area, ancillary storage, and a WC. Outside, there's a rear loading bay with parking and additional on-street parking available.

Location

The property is located on Rothbury Road, within a mixed residential and commercial area of Middlesbrough. The location benefits from good transport links, with easy access to the A66 and Middlesbrough town centre. Nearby occupiers include a range of local shops, takeaways, and community services.

Accommodation

Name	sq ft	sq m	Availability
Unit - Retail Unit	914	84.91	Available
Total	914	84.91	

Summary

- Price: Offers in the region of £60,000
- Business rates: £2,100 per annum
- Service charge: £62 per month
- Legal fees: Ingoing tenant is liable for both parties legal costs
- EPC: C (52)
- Lease: New Lease

Further information

- [View details on our website](#)
- [View Microsite](#)

Contact & Viewings



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