

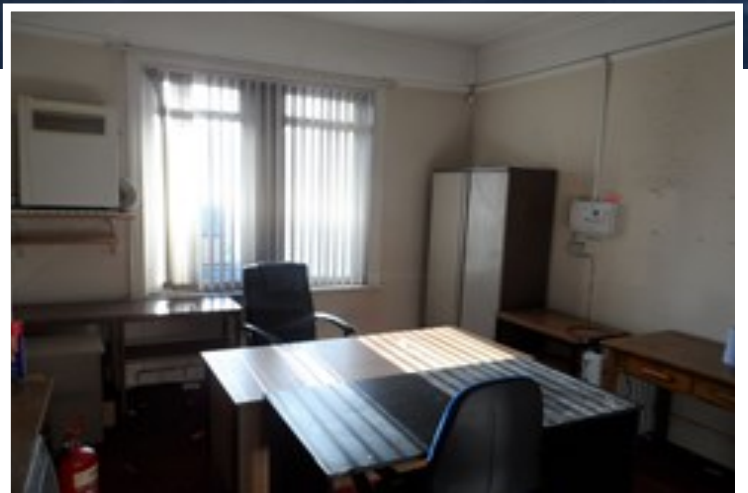
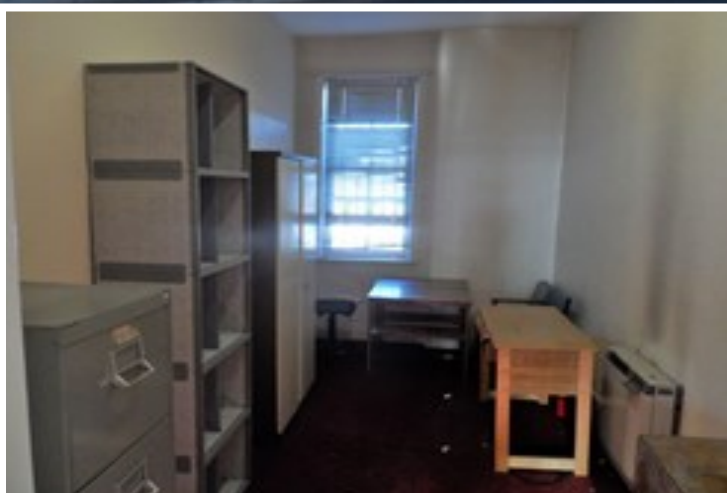
## offices in NE28

High Street East, Wallsend  
Tyne and Wear, NE28 7RL

**£4,000** Per Annum

- ✓ First floor office accommodation
- ✓ New lease terms available
- ✓ Commercial location
- ✓ NIA 62sqm (664sqft)
- ✓ Kitchen and W.C. facilities
- ✓ Front and rear access

COMMERCIAL



## Summary

- Property Type: Offices - Parking: Allocated Price: £4,000

## Description

Available to let is first floor office accommodation ideally located along High Street East, Wallsend town centre. Accommodation comprises four office spaces along with kitchen and W.C. facilities.

## Location

The subject property is ideally located along High Street East, Wallsend. This location is a busy retail area, with good access links servicing a sizeable local population and surrounding communities. Wallsend is located approximately 5 miles east of Newcastle city centre and 5 miles west of the Tynemouth coast.

## Accommodation

### FIRST FLOOR

Office one: 4.65m x 2.32m

Office two: 4.74m x 3.72m

Office three: 2.36m x 3.06m

Office four: 3.46m x 3.39m

Bathroom: 2.11m x 2.40m

Kitchen: 4.08m x 2.26m

NIA 61.66sqm (664sqft)

## Lease Terms

Available by way of new lease terms.

## EPC

We currently await a copy of the Energy Performance Certificate.

## Additional Information

For further information please contact our office direct on 0191-425-1507, or alternatively via e-mail on [commercial@pattinson.co.uk](mailto:commercial@pattinson.co.uk). With regards to viewing the subject property, this is to be done strictly by appointment through Keith Pattinson Commercial department. Please contact us to arrange an internal inspection, or to register your interest.



## High Street East, Wallsend, Tyne and Wear, NE28 7RL

Contact your local branch today for more information on this property:

**2 Hill Street , Gateshead, Tyne & Wear, NE8 2AS, Tel: 0191 425 1507, Fax: 0191 222 0314, [www.pattinson.co.uk](http://www.pattinson.co.uk)**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.