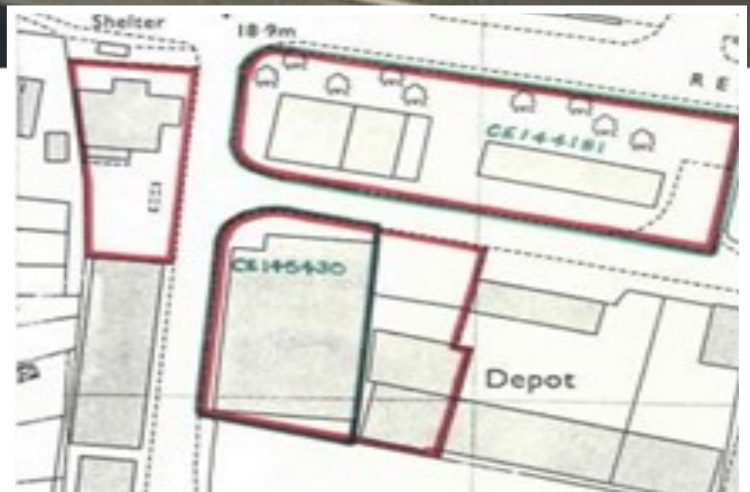


## industrial in TS11

Redcar Road, Marske-by-the-Sea, Redcar  
North Yorkshire, TS11 6HU

**£18,000** Starting Bid

- ✓ Two commercial units
- ✓ Car showroom with office (1,698 sqft)
- ✓ Car workshop/garage (5,182sqft)
- ✓ Parking available to front and rear
- ✓ Established industrial location
- ✓ Leasehold title (92 years from 1984)



## Summary

- Property Type: Industrial - Parking: On Street Price: £18,000

## Description

FOR SALE BY AUCTION: auction to be held at 5pm on 28th March 2019 at Kingston Park Rugby Club. Terms and conditions apply.

We are pleased to offer to auction this pair of commercial properties within close vicinity to each other, conveniently located along Redcar Road, Marske-by-the-Sea. One of the properties is a car showroom, which has been used for car sales and comprises a glazed showroom with large glass window frontage and rear office. There is parking to the front and rear. The workshop was used for car repairs, and benefits from an electric roller shutter to the front elevation.

Please note that we have not inspected this property.

## Location

The showroom property is located fronting Redcar Road in a prominent position. The workshop is located adjacent to Campbells Tyres, visible from Redcar Road. Longbeck is a well-established industrial estate serving Redcar and East Cleveland.

## Accommodation

Showroom: 157.83sqm (1,698 sqft)

Workshop: 481.42sqm (5,182sqft)

## Tenure

The properties are held on a long leasehold title of 92 years from 1st April 1984.

It is also worth noting that the freeholders are open to negotiation with the successful buyer of the leasehold title.

## Rateable Value

We are advised that the rateable values are as follows:

Showroom: £9,500

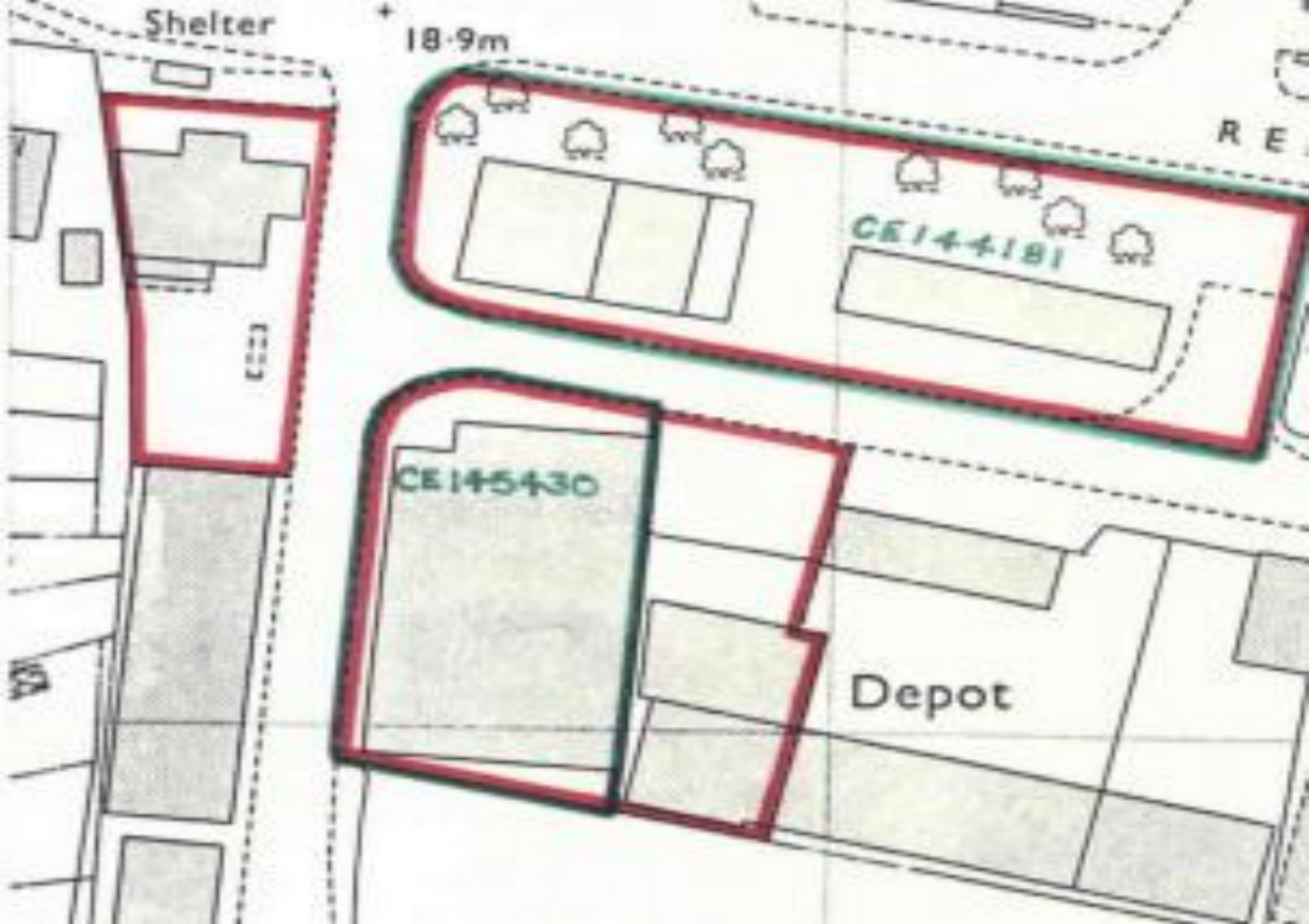
Workshop: £9,200

## EPC

We are advised that the properties have valid EPCs, which will be available shortly.

## Additional Information

For further information please contact our office direct on 0191 737 1154, 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.



**Redcar Road, Marske-by-the-Sea, Redcar, North Yorkshire, TS11 6HU**

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

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154, Fax: 0191 222 0314,  
[www.pattinson.co.uk](http://www.pattinson.co.uk)**

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