

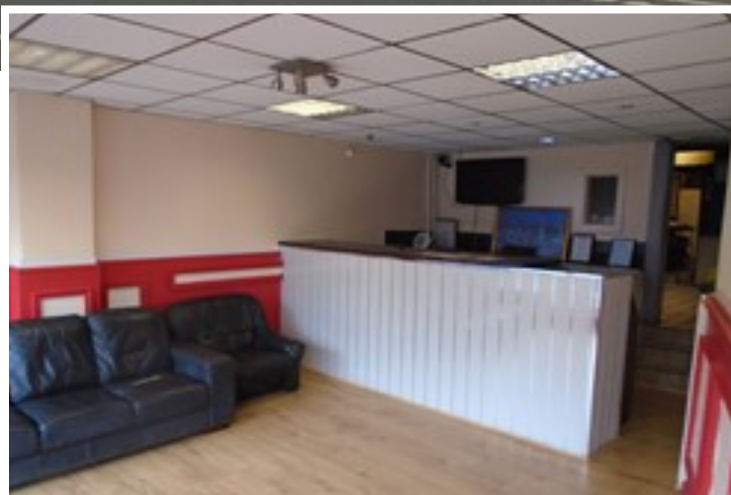
hot food takeaway in NE33

Chichester Road, South Shields
Tyne and Wear, NE33 4AF

£155,000 Asking Price

- ✓ Two storey mixed property
- ✓ Ground floor A5 hot food takeaway
- ✓ First floor three bedroom accommodation
- ✓ Flat tenanted at £5,400 per annum
- ✓ All shop fixtures and fittings included
- ✓ Freehold title

COMMERCIAL



Summary

- Property Type: Hot Food Takeaway - Parking: Off Street Price: £155,000

Description

We are pleased to offer to the market this two storey mixed commercial and residential property, ideally situated along the popular Chichester Road, South Shields. To the ground floor is an A5 hot food takeaway, currently occupied by an established Indian takeaway which has been running for over 35 years. This is to be sold vacant possession. All fixtures and fittings are to be included in the sale. To the first floor is a tenanted three bedroom flat, generating an annual income of £5,400.

Location

The subject property is located on Chichester Road, within the popular seaside town of South Shields. Chichester Road services a sizeable local community, approximately 1.5 miles outside South Shields town centre. The area benefits from high levels of passing trade and footfall, with Chichester Metro station only 100m walk away and within close proximity to the Tyne Tunnel with convenient links to the A19 and A185.

Accommodation

GROUND FLOOR

Main sales area: 28.35sqm
Storage space: 19.43sqm
Further storage: 3.60sqm
Kitchen: 27.75sqm
External toilet
Rear yard
NIA 79.13sqm (852sqft)

FIRST FLOOR

Three bedroom residential accommodation.

Fixtures and Fittings

All fixtures and fittings are to be included in the sale. These include a full ventilation system, a walk-in fridge, pizza oven and more. A full list of fixtures and fittings can be made available upon request.

Lease Details

The first floor flat is currently let for £450 per calendar month (£5,400 per annum).

Tenure

Freehold. Title number TY56004.

Rateable Value

The adopted rateable value is £4,050 as of 1st April 2017.
Sourced from VOA.

EPC

We currently await a copy of the Energy Performance Certificate.

VAT

We are advised that VAT is not applicable on this transaction.

Additional Information

For further information please contact our office direct on 0191-425-1507, or alternatively via e-mail on 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.



Chichester Road, South Shields, Tyne and Wear, NE33 4AF

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

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