

Unit	Internal Width		Shop Depth		Ground Floor Sales		First Floor Ancillary		Quoting Rent
	m	ft	m	ft	sq m	sq ft	sq m	sq ft	
24 Bede Precinct	5.23	17'2"	13.00	42'8"	61.3	660	57.9	623	£19,950
27 Bede Precinct	5.16	16'11"	13.36	43'10"	66	708	61.3	660	£19,950
36 Bede Precinct	5.00	16'5"	11.86	38'11"	59	639	58	626	U/O
78 Ellison Street	6.35	20'10"	10.03	32'11"	58.90	634	57.51	619	£16,500
3 Grange Road					25	265	23	250	£8,000
5/7 Grange Road	7.16	23'6"	8.94	29'4"	56	600	54	576	£14,750
9 Grange Road	3.43	11'3"	8.84	29'0"	27.9	300	22.4	242	£8,000
15a Grange Road					56	604	57	609	£14,750
29 Grange Road	5.16	16'11"	13.28	43'7"	66	705	58	624	£16,500

Further opportunities available upon request.

All further enquiries please contact:-

Jonathan Chapman

0191 221 1616

jchapman@scwcs.com



27 Bede Precinct



5/7 Grange Road



29 Grange Road



36 Bede Precinct



24 Bede Precinct



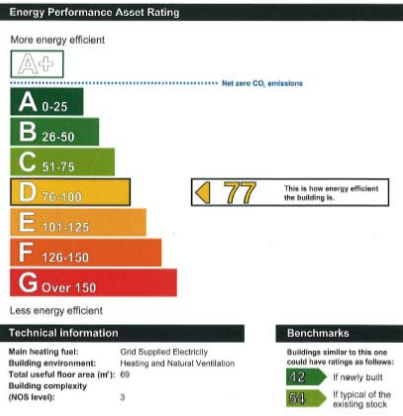
78 Ellison Street

Energy Performance Certificate HM Government
Non-Domestic Building

27 Bede Precinct
JARROW
NE32 3LW

Certificate Reference Number:
0450-0231-7450-6522-1002

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.

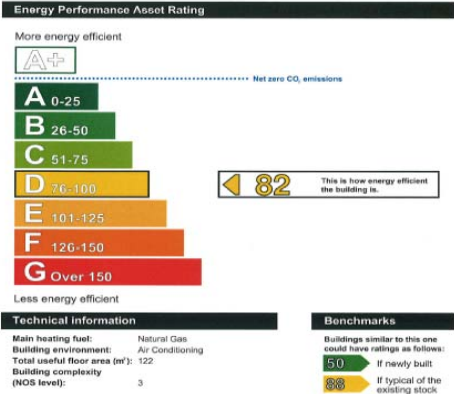


Energy Performance Certificate HM Government
Non-Domestic Building

5-7 Grange Road
JARROW
NE32 3JY

Certificate Reference Number:
0480-0731-7630-6222-0002

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.

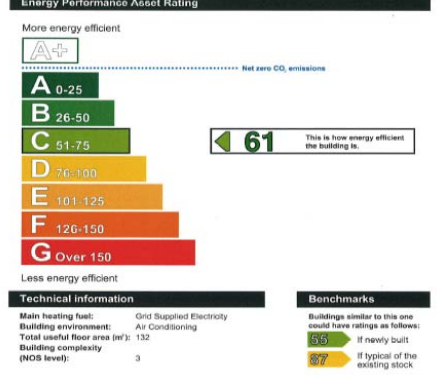


Energy Performance Certificate HM Government
Non-Domestic Building

15 Grange Road
JARROW
NE32 3JY

Certificate Reference Number:
0560-0931-9180-7122-7006

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.



Energy Performance Certificate HM Government
Non-Domestic Building

29 Grange Road
JARROW
NE32 3JY

Certificate Reference Number:
0220-5083-0321-4590-6060

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.

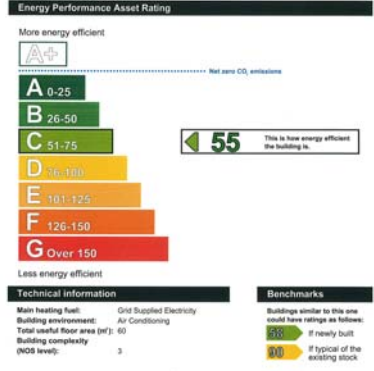


Energy Performance Certificate HM Government
Non-Domestic Building

3 Grange Road
JARROW
NE32 3JY

Certificate Reference Number:
0590-0231-6950-1122-2006

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.

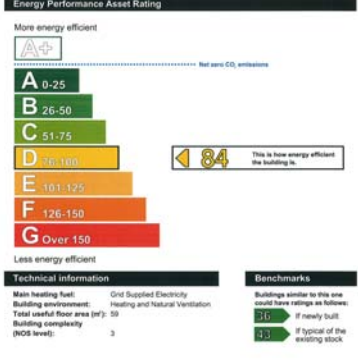


Energy Performance Certificate HM Government
Non-Domestic Building

9 Grange Road
JARROW
NE32 3JY

Certificate Reference Number:
0717-3032-0514-0100-4321

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.

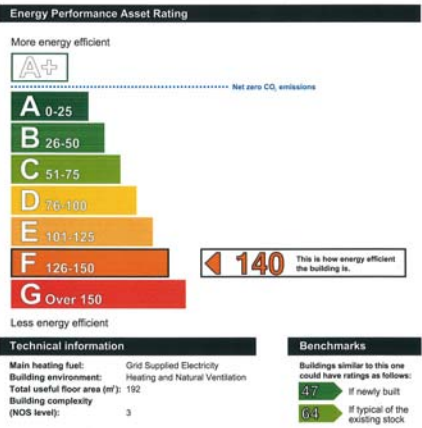


Energy Performance Certificate HM Government
Non-Domestic Building

78 Ellison Street
JARROW
NE32 3JX

Certificate Reference Number:
0220-2008-0381-4410-5064

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.

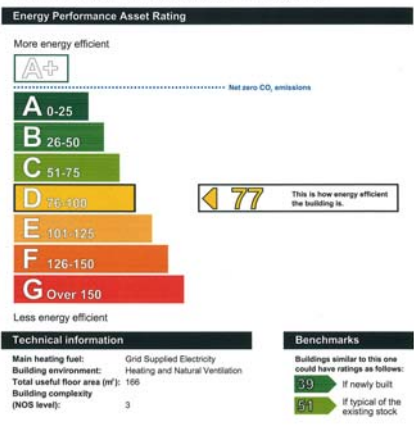


Energy Performance Certificate HM Government
Non-Domestic Building

24 Bede Precinct
JARROW
NE32 3LN

Certificate Reference Number:
0543-3052-0315-0400-4221

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website www.communities.gov.uk/lepd.



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- ii. All descriptions, dimensions , references to condition and necessary permissions for use and occupation are given without responsibility and any intending purchasers or tenants should rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
- iii. No person in the employment of Smith Cole Wright has any authority to make or give any representation of warranty whatever in relation to this property.