

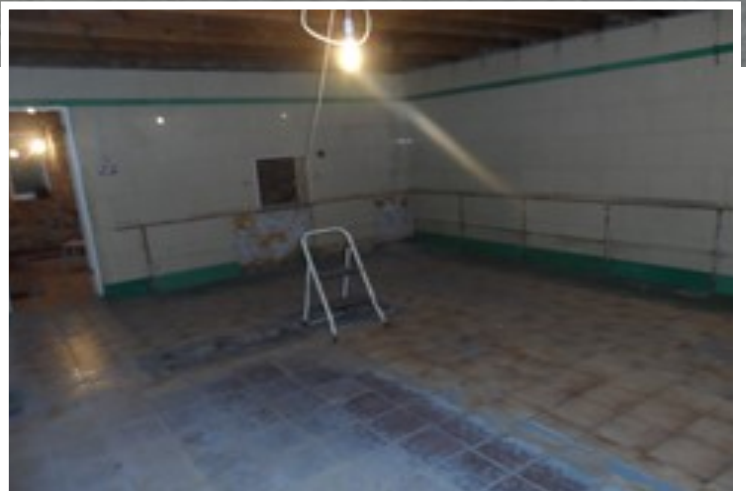
## retail in NE10

High Street, Felling, Gateshead  
Tyne and Wear, NE10 9LU

# £7,000

- ✓ Two storey building
- ✓ Central location
- ✓ Ground floor retail
- ✓ New lease terms available
- ✓ NIA - 1,292.7sqft

COMMERCIAL



## Summary

- Property Type: Retail - Parking: Allocated Price: £7,000

## Description

We are pleased to offer for sale this two storey property. The subject property briefly comprises of a retail area and storage to the ground floor along with three rooms to the first floor. The subject property is located within an established retail area at Felling a highly populated part of Gateshead, Tyne and Wear. The location is provided access to a reasonable level of services and facilities including access to Newcastle around 3 miles north west of the property.

## Location

The subject property is located within an established retail area at Felling a highly populated part of Gateshead, Tyne and Wear. High Street, Felling, is made up of local traders and national retailers commonly found in community areas. The location is provided access to a reasonable level of services and facilities including access to Newcastle around 3 miles north west of the property.

## Accommodation

### GROUND FLOOR:

Retail area - 6.4m x 5.0m

Storage - 6.1m x 4.6m

Store - 1.4m x 1.7m

W.C.

### FIRST FLOOR:

Room 1 - 4.2m x 6.1m

Room 2 - 5.0m x 3.6m

Room 3 - 2.6m x 5.0m

W.C.

NIA - 120.1sqm (1292.7sqft)

## Rateable Value

The adopted rateable value is £4,600 as of 1st April 2017.  
Sourced from VOA.

## Lease Details

Available by way of new lease terms.

## EPC

Available upon request (rating C).

## 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.



## High Street, Felling, Gateshead, Tyne and Wear, NE10 9LU

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

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

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