



351 Old Durham Road, Gateshead, Tyne & Wear, NE9 5LA

£350 Per Week

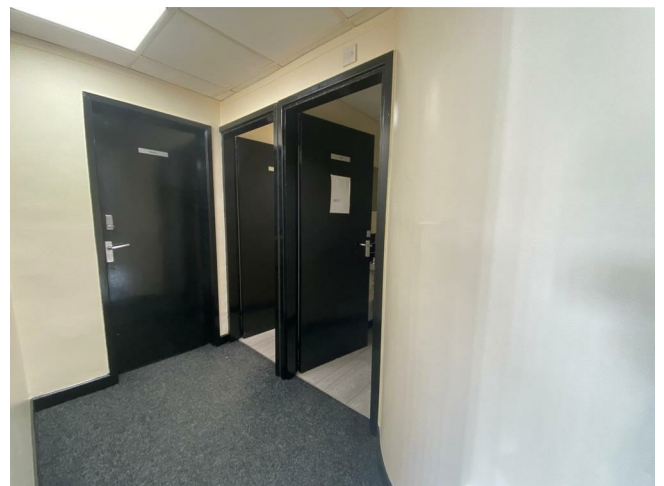


Key features



Description

We offer to rent a office block. The property is very versatile to its uses and has a main reception area, open typing pool area, three separate offices, storage room, cloaks and fitted kitchen. The accommodation can be also changed to suit certain business criteria. Allocated just off a main road with secure gated access and has a forecourt with parking for four cars. For any enquiries contact Carousel.



RECEPTION AREA

Stepping into a reception area with appointment desk and access to main typing pool area.

OFFICE ROOMS

There are a few offices and all being serviced with electric and heating. There is a meeting room with furnishings.

INTERNAL HALL

There is a hall that runs down the centre of the office area leading to all rooms.

KITCHEN

There is a compact kitchen with wall and base units, inset stainless steel sink unit, water heater.

TOILET

There is a unisex toilet with hand wash basin.

DISCLAIMER LETTINGS

WE REQUIRE








One month's rent in advance = £1400

One month's rent as a damage deposit = £2100


To hold this property from other viewings while references are carried out, we require one weeks rent as a holding deposit.

The particulars on these properties are set out as a general guidance for intended for tenants contracts The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. Tenants should not rely on them as statements of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Items shown in photographs are NOT included unless specifically mentioned within the particulars. Measurements have been taken using a laser distance meter and may be subject to a margin of error. For further information see the Consumer Protection from Unfair Trading.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	

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