

TO LET: Retail Kiosk opportunity

South Shields Interchange, NE33 1PQ

Total size : 5.57 sq. m (60 sq. ft.)



Former Nexus Travel Shop

Suitable for variety of uses

(subject to consent)

RENT : £5,250 pax

New South Shields Bus and Metro station

-Frontage onto busy station concourse.

-Located in established trading location.

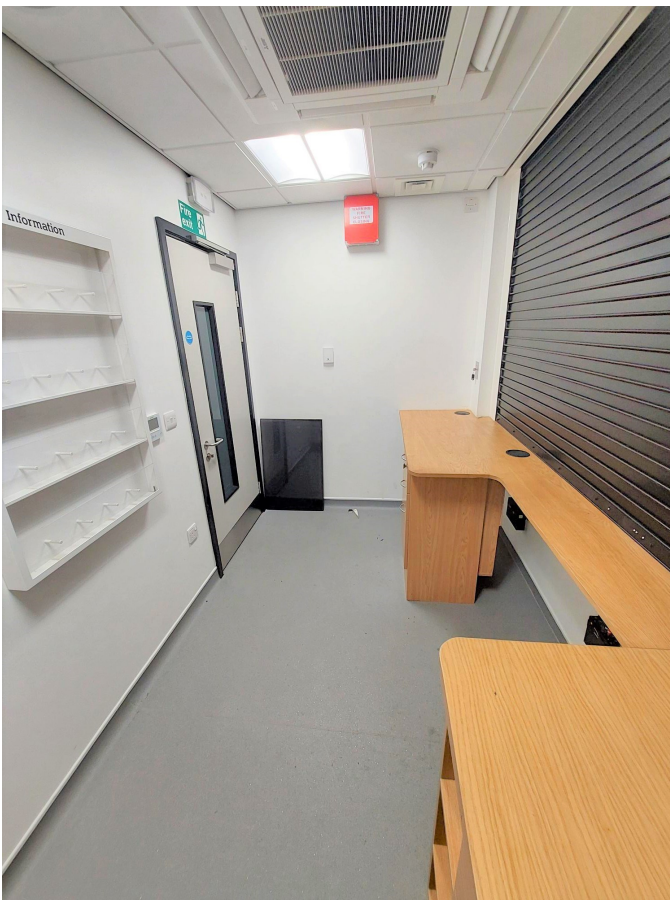
-High-specification unit with electric supply.

Description

The property is in the shape of a small rectangle with a 1.2m façade fronting on the Bus Station concourse. The current configuration is that of a Nexus Travel Shop serving hatch. This makes the unit a strong product display and passing trade opportunity. The unit is in excellent condition and benefits from an electrical supply, with access to shared Nexus W/C facilities for staff operating out of the unit.

The unit is fitted to include the following specification.

- Automatic roller shutter.
- 1.2m frontage onto busy concourse.
- Electric supply.
- Access to shared staff W/C facilities.
- Comfort cooling.



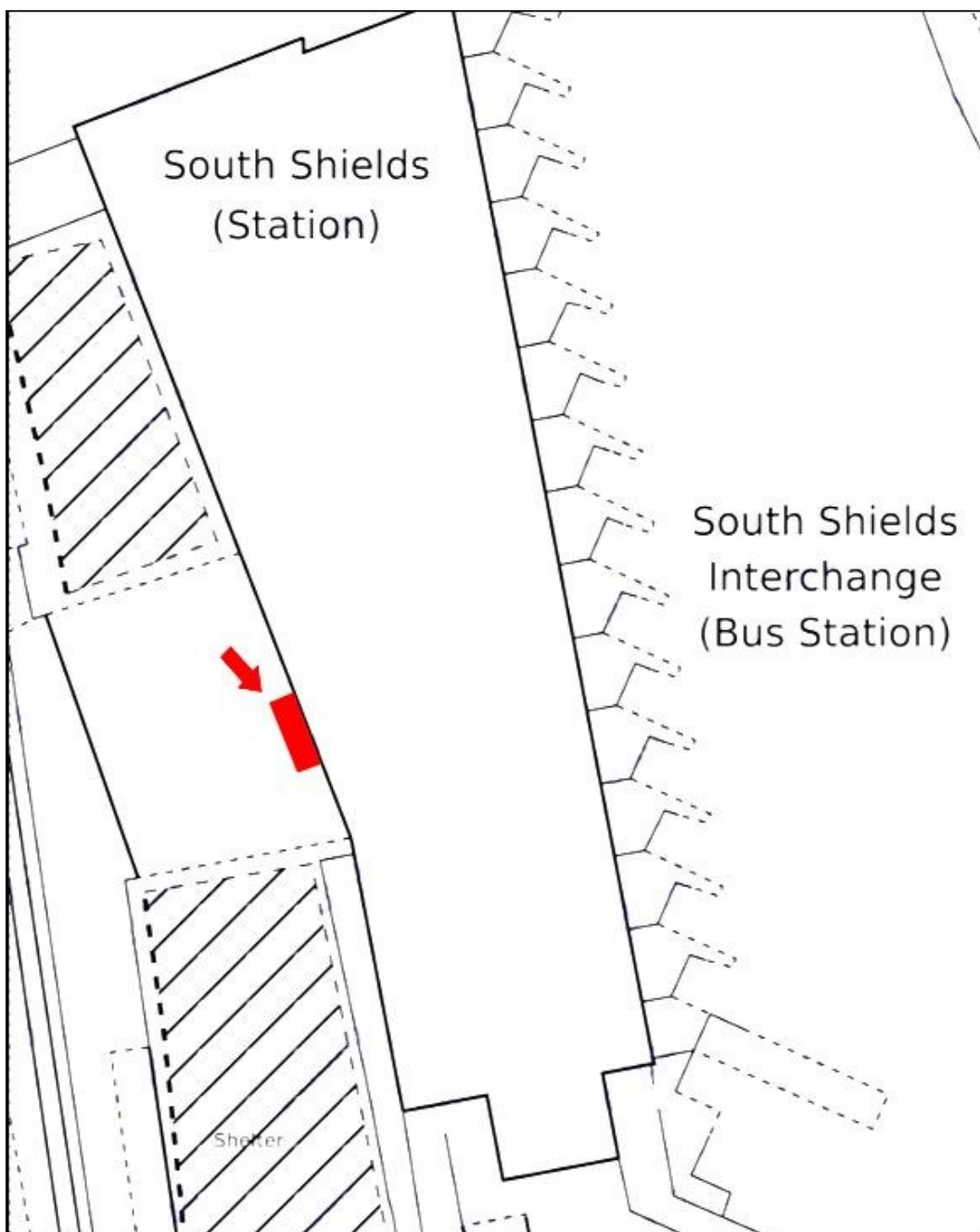
Accommodation

The property has been measured in accordance with the RICS Code of Measuring Practice (6th Edition) and extends to a total net internal area of 5.57 sq. m (60 sq. ft.)

Location

The subject property is situated on the concourse within the new South Shields Bus and Metro Interchange. The station reopened in 2019 and has been transformed into an executive transport interchange. It is regularly serviced by Tyne and Wear Metro, Go North East and Stagecoach North East bus services.

The plan below shows the unit (highlighted in red) in its prominent position on the station concourse. Surrounding footfall opportunities make the unit an excellent opportunity for passing trade.



Terms

The unit is available to let for an agreed term at £5,250 rent per annum exclusive of VAT.

Service Charge

TBC

VAT

All figures within these terms are exclusive of VAT where chargeable.

Legal Costs

The Tenant is responsible for both parties legal costs incurred within this transaction.

Contact Details, Viewing and Further Information

Viewing strictly by sole agents BNP Paribas Real Estate:



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Subject to Contract February 2024

Additional Photographs

