

Retail | Office | Industrial | Land



119 Newgate Street, Bishop Auckland DL14 7EN

- Two Storey Retail Unit / Office
- Floor Area 1,106 sq. ft. (102 sq. m.)
- Excellent Passing Trade
- Prominent Town Centre Position
- Well Presented Unit
- Suitable for a Variety of Uses

Auction Guide Price £70,000 +

For Sale by Auction. Live Online Auction, bidding starts Wednesday 31st July 2024

Terms & Conditions apply, see website: www.agentspropertyauction.com

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Location

Bishop Auckland is located about 25 miles south of Newcastle upon Tyne, 21 miles south of Sunderland and 9 miles north-west of Middlesbrough. The town has excellent transport links, being about 6 miles west of junction 60 of the A1(M) motorway via the A688 and about 3 miles from the A68 Darlington to Edinburgh road. The property is located on the main shopping parade, Newgate Street to the south of the town centre.

Property Description

A mid terrace two story property with pitched slate roof. The property consists well-presented ground floor retail unit with first floor office.

Area	Sq. m.	Sq. ft.
Ground Floor		
Retail	44.71	481.25
Kitchen	19.35	208.28
Office	4.14	44.56
Store	2.28	24.54
Store	2.56	27.55
First Floor		
Office	22.79	245.30
W/C	3.2	34.44
W/C	3.73	40.14
Net internal	102.76	1,106

Viewing

Strictly by appointment through this office.

Auction Guide Price

£70,000 +

Tenure

We are advised the property is freehold.

Rateable Value

The 2024 Rating List entry is Rateable Value £6,200

As the RV is below £12,000, occupiers for whom this property forms their sole trading premises will not pay business rates.

We advise to seek verification of the above from the Local Rating Authority.

Auction

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Legal Pack

For a full legal pack on this property please contact: The Agents Property Auction: 01661 831360

Important Notice

1. Particulars above are not a contract or offer or part of one. You should not rely on statements by Rook Matthews Sayer in the particulars or by word of mouth or in writing as being factually accurate about the property/business, its condition or its value. Rook Matthews Sayer has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility. Any reference to alterations to, or use any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
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3. Any areas, measurements and distances given are approximate only.
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