



225 Whitley Road, Whitley Bay, NE26 2SY

- Ground Floor Retail Unit
- Busy Shopping Parade
- Prime Location
- Suitable for a Variety of Uses (STPP)
- Floor Area 90.57 sq. m. (974.8 sq. ft.)
- Excellent Footfall

Rent: £12,000 per annum

COMMERCIAL

Location

Whitley Road is a Busy Shopping Parade located in the centre of the Coastal Town, Whitley Bay. It benefits from busy footfall and passing trade. The town itself is currently going through regeneration, being a popular North Tyneside Town, which will only increase the interest in the future. It is densely populated and having a large variety of Independent and Specialist Outlets.

Description

The unit is located on the ground floor of a three storey mid-terrace property with pitched slate roof.

The ground floor 90.57 sq. m. (974.88 sq. ft.) consists of a spacious retail area, kitchen and w/c.

**The property cannot be used for a hot food business (takeaway).*

Tenure

Leasehold – A new lease is available, terms and conditions to be agreed.

Rent

£12,000 per annum

Viewing

Strictly by appointment through this office.

Rateable Value

The 2023 Rating List entry is Rateable Value £11,250



Important Notice

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3. Any areas, measurements and distances given are approximate only.

Ref I008

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