

Retail | Office | Industrial | Land



186 High Street East, Wallsend NE28 7RP

- Ground Floor Retail Unit
- Floor area 72 sq. m. (778 sq. ft.)
- Recently refurbished to a high standard
- Prime High Street East, central Wallsend location
- Suitable for various uses, subject to consent
- Previously occupied by a hair salon
- Offered with vacant possession
- Sold with a 999 year lease

Price: £99,950 Long Leasehold

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Location

The property is located on High Street East, Wallsend. It is situated in the central business district of the town and is surrounded by retailers and professional service companies including banks, building societies and estate agents. Wallsend is a densely populated area on the north side of River Tyne and is approximately 4 miles east of Newcastle City Centre which is easily accessed via the A1058 Coast Road which also links Wallsend to Tynemouth at the coast approximately 5 miles east. Also within easy reach is the Tyne Tunnel and the A19 leading to the A1(M).

Description

The premises are situated on the ground floor of a two-storey mid-terrace property with a pitched slate roof.

The accommodation extends to approximately 72 sq. m. (778 sq. ft.) and comprises an open-plan retail area, treatment room, kitchen, and W.C. facilities. The unit has been recently refurbished to a high standard and is presented in excellent condition.

Currently operating as a hair salon, the property will be offered with vacant possession. It is considered suitable for a wide range of potential uses, subject to the necessary planning consents.

Floor Area

Area	sq. m.	sq. ft.
Retail Area	47.42	510.48
Treatment Room	6.19	66.68
Kitchen	11.28	121.47
W/C	7.45	80.26
Total	72.36	778.89

Viewing

Strictly by appointment through this office.

Price

£99,950

Tenure

Long leasehold - Upon sale of the property, the landlord will grant a new 999-year lease.

Rateable Value

The 2025 Rating List entry is Rateable Value £4,300

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.

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.
2. The photographs show only parts of the property as they appeared at the time taken.
3. Any areas, measurements and distances given are approximate only.

Ref: I314a (Version 1)

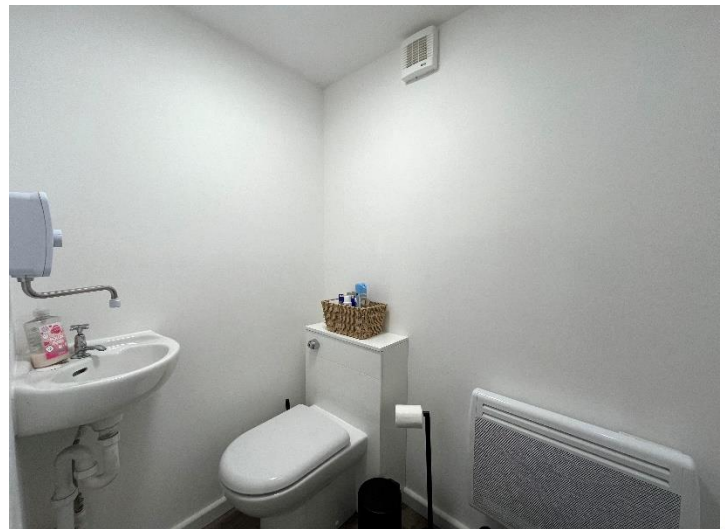
Prepared: 25th September 2025

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