



Elmsleigh House, High Street, Rothbury NE65 7TH

- Ground Floor Tenanted Retail Unit
- Floor Area 26.17 sq. m (281.7 sq. ft.)
- Rental Income of £4,800 per annum
- 9.61% Yield on Asking Price
- Town Centre Location
- 5 Year Lease, December 2025

Freehold: Offers in Excess of £49,950

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Location

Rothbury is known locally as the Capital of Coquetdale and is built on a sandstone hillside. It offers an excellent range of amenities including shops, bars, restaurants, art galleries and much more. Rothbury lies near the centre of rural Northumberland, 12 miles from Alnwick, 15 miles from Morpeth and 29 miles from Newcastle upon Tyne. As such it has been a local centre since the 13th century and at various times had a castle, a market and magistrate's court. Nearby Cragside House and Gardens, home to Lord Armstrong is perhaps the most famous attraction in the area.

Description

A rare opportunity to purchase this recently refurbished, tenanted self-contained ground floor retail unit, forming part of a three-storey mid-terrace sandstone property.

Recently tenanted (December 2025), there is a 5 year lease, in place, with a local laundrette/cleaning business, paying a rent of £4,800 per annum (which gives a rental yield of 9.61%).

The property has recently undergone a comprehensive refurbishment, ensuring it is presented to a high standard throughout.

Floor area

26.17 sq. m (281.7 sq. ft.)

Tenure

Freehold

Price

Offers in Excess of £49,950

Rateable Value

TBC

Viewing

Strictly by appointment through this office.

Important Notice

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2. The photographs show only parts of the property as they appeared at the time taken.

Ref: H803A (Version 1)

Updated December 2025

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