



## Retail in DH9

North Road, Stanley, Durham, DH9 8LD

**£79,000** Starting Bid

Tenure

**Freehold**

## Property features

- ✓ Two ground-floor commercial
- ✓ Separate entrance to each commercial unit
- ✓ WC and kitchen facilities
- ✓ Self-contained two-bedroom flat
- ✓ Separate entrance to residential accommodation

## Arrange a viewing

Mike Aitchison-Hughes  
Branch Manager  
Stanley

0191 737 1154  
commercial@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

\*\*\*\*\*Sold Via On Line Auction\*\*\*\*\*

### Commercial Investment / Mixed-Use Property

An excellent opportunity to acquire a mixed-use commercial and residential property prominently situated on North Road in Stanley.

The property comprises three separate ground-floor commercial units, each benefiting from its own independent entrance, together with WC and kitchen facilities. The flexible layout provides scope for a variety of commercial uses, subject to any necessary planning consents.

To the first floor is a self-contained two-bedroom residential flat, accessed via its own separate entrance. The flat is currently Tenanted, providing an existing residential rental income.

The ground floor offers three individual commercial spaces, each with its own entrance and associated WC/kitchen facilities. The units provide flexibility for a range of businesses and could appeal to both existing operators and investors seeking multiple commercial income streams.

The first-floor accommodation comprises a two-bedroom flat, which is separately accessed and currently occupied by a tenant. This provides the property with an additional residential income stream alongside the commercial accommodation.

The combination of two commercial units and a separately accessed tenanted residential flat makes this an attractive proposition for investors looking to acquire a diversified mixed-use property.

The property is situated on North Road in Stanley, County Durham, within an established mixed commercial and residential area. Stanley provides a range of local amenities, shops, services and transport links, with good access to surrounding towns and the wider County Durham and North East region.

This property offers the potential to generate income from \*\*multiple separately accessed commercial units together with an existing tenanted two-bedroom flat.

Viewings are recommended to appreciate the layout and potential of the property.

Price: Starting Bid £79,000

Property Type: Retail

Business Type: B & B's

Internal Size: 1539 Square Feet

External Size: 1539 Square Feet

Parking: None

## Location

The property is situated on North Road in Stanley, County Durham, within an established mixed commercial and residential area. Stanley provides a range of local amenities, shops, services and transport links, with good access to surrounding towns and the wider County Durham and North East region.

## Tenure

Freehold. Title number DU253706.

## Rateable value

Current rateable value for 1B is £2,475 (April 2026 to present).  
Current rateable value for 1C and D is £2,275 (April 2026 to present).  
Sourced from VOA.

## Council tax

Council tax band A for 1A.

## EPC

Available upon request.

## Additional Information

For further information please contact our office direct on 0191 737 1154, or alternatively via e-mail on commercial.ne@pattinson.co.uk. With regards to viewing the subject property, this is to be done strictly by appointment through Keith Pattinson Commercial department. Please contact us to arrange an internal inspection, or to register your interest.



North Road, Stanley, Durham, DH9 8LD

Contact your local branch today for more information on this property:

**83 Front Street, Stanley, Durham, DH9 0TB, Tel: 01207 236333, [stanley@pattinson.co.uk](mailto:stanley@pattinson.co.uk),  
[www.pattinson.co.uk](http://www.pattinson.co.uk)**

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